

## **Public Workshops**

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME SCOTT FRYKBERG ADDRESS 8156 Golden Ave. K.B.

Your comments on the project I support Alternative #4

PW1-1

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

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NAME Loy E Bolser ADDRESS 8796 APT #3

Your comments on the project I hope they arrange parking  
at the air port and shuttle town to  
and add more buses so we can be able  
to make a pedestrian friendly town  
sincerely Loy E Bolser  
I Support Alternative #4

PW2-1

PW2-2

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NAME Billie G. Redino ADDRESS 8798 N. LAKE BLVD. Kings Beach ca. 9614

Your comments on the project \_\_\_\_\_

We support alternative # 2

PW3-1

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## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Dave Gordon

ADDRESS

Your comments on the project

I SUPPORT ALTERNATIVE 4 w/ MODIFICATIONS  
TO ALLOW PARKING ON-STREET TO SUPPORT THE MORCLASSES. THE  
ALTERNATIVE (3) - 4 LANE WILL NOT WORK  
DAVID A. GORDON 9877 PIER AVE, BROCKWAY

257 bend ave Brockway, CA 96143

PW4-1

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# FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Steven J. Baker ADDRESS 8796 N. Lake Tahoe

Your comments on the project I support alternative #2 Thank You

*Steve Baker*

PW5-1

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2007 May 24 15:58

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME RENNIE BARTA ADDRESS 8473 Steelhead Kings Beach CA.

Your comments on the project I SUPPORT ALTERNATIVE #2

PW6-1

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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

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MATT & ALISA WAGNER P.O. Box 342 Tahoe Vista, CA 96148  
NAME ADDRESS

Your comments on the project \_\_\_\_\_

WE LIVE, WORK AND SHOP IN THE COMMUNITY.  
WE ARE CONCERNED ABOUT TRAFFIC CONGESTION  
AND EMERGENCY VEHICLE ACCESS PROBLEMS  
THE PROPOSED KINGS BEACH COMMERCIAL CORE  
IMPROVEMENT PROJECT WILL CREATE.  
THE PROPOSAL SEEMS TO CREATE MORE  
PROBLEMS THAN IT SOLVES. IT SEEMS  
SIDEWALKS, PEDESTRIAN SIGNALS AND FOUR  
LANES OF TRAFFIC IS A BETTER SOLUTION.

PW7-1

PW7-2

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JACQUI GRADFIELD 290 AGATE Rd. AGATE BAY, CA  
NAME ADDRESS

Your comments on the project

COMMENTS SHOULD ADDRESS:

TRANSPORTATION Air quality State Highw  
 (TRAFFIC) Water Quality

TAKE YELLOW CROSS RABBIT at beach  
 (potential)

Asilun fields - sand dunes

GRIP Creek Fisheries - Potential CAADOTAN  
 CUTHROCK

PW8-1

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# FORMAL COMMENT

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Jessica McDonald

Box 194  
8160 N. Lake Blvd Kings Beach Tehama Ct Keller

Your comments on the project Slowing down the process is very important  
But take a look at Tahoe City No lights, sidewalks and  
three lanes also slowing down traffic to 25 ped's are  
able to cross without life threatening situations. Maybe  
one light at Birch house to beach is all we need.  
In my opinion Ped lights only instead of lights, so  
ped's, push them walk. I think less is better. I  
would like to see sidewalks and three lanes only  
No Roundabouts and have a demonstration of  
what is to be before is, is  
with parking we have to make important.  
Think about Elderly and Handicapped when there is no park.

PW9-1

PW9-2

PW9-3

PW9-4

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PHIL THOMPSON Box 205 Kings Beach, CA. 96143

Your comments on the project PROPOSED K.B. TRAFFIC LANE CHANGES

PROPOSED DOES NOT NECESSARILY REPRESENT THE WISHE  
OF THE COMMUNITY. MORE RESEARCH NEEDS TO BE DONE  
TO FIND THE IMPACTS ON TRAFFIC FLOW & BUSINESS OWNERS  
PROBLEMS & FINANCIAL BURDEN

PW10-1

PW10-2

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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Danny S. Daniels ADDRESS P.O. Box 1995 Kings Beach 96143 1115 Bristol circ

Your comments on the project The EIR was not sufficient in address  
ing emergency evacuation, Fire and ambulance mobil-  
ity during the average 30 busiest days of traffic.  
It failed to even note that traffic movement &  
Flows are even considered. The statistics show  
that traffic will be backup on the mainstreet  
Hwy 28 and the back streets w/ any 3 lane scenario.  
I do not think that this is now a time to step back  
Our 4 lanes are the best choice and over 3/4 of the  
business owners in town are in Favor of concept #3  
with future modifications.

PW11-1

PW11-2

PW11-3

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Susan Daniels P.O. Box 1995 Kings Beach 96143  
NAME ADDRESS

Your comments on the project The EIR has provided good data and fair analysis on the 4 choices. However, one flaw is not enough attention to the interections that while not impacted yet, will need modification very soon: ie. Secline or Deer Fox. Flaw: purpose statement (Chapt 2) is not addressing traffic flows and therefore the fact that a main highway is going through town is not addressed. It only addresses pedestrians & bicycles. Flaw in the "choice" manipulated by the Sierra Business Council is that 3 lanes won't work for many reasons, roundabouts are not efficient for pedestrians, ped safety and bicycling (purpose statement) and almost 3/4 of all the business owners in town do NOT WANT 3 lanes. They were not in consensus, were not part of the EIR or the preconception of any project plans.

PW12-1

PW12-2

PW12-3

PW12-4

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# FORMAL COMMENT

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So that the County can respond to you formally, please provide your name and address.

NAME Ken Fetterolf ADDRESS 8313 No Lake Blvd

Your comments on the project

Need 4 lanes with more signals - Keep traffic moving  
Keep side walks to 10' or less NO Bike trails on Hwy  
Traffic Study - How many cars in 06 not 02  
How much will the project be

PW13-1

PW13-2

PW13-3

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NAME WIKKI J. BAKER ADDRESS 8545 N.L. BLVD. K.B. CA 96143

Your comments on the project I BELIEVE THAT TURNAROUNDS WOULD INCREASE & SLOW DOWN TRAFFIC, BUT WOULD MAKE IT MORE DIFFICULT TO ACCESS THE HIGHWAY FROM SIDESTREETS & DRIVEWAYS. SOMETIMES THE TRAFFIC LIGHTS ARE THE ONLY WAY WHICH ALLOWS ACCESS FOR LOCAL WORKERS TO TURN ONTO THE ROAD. WE HAVE WORKERS FROM TRUCKEE, INCLINE, TAHOE VISTA, CARNEILIAN Bay & TAHOE CITY, NOT TO MENTION RENO & CARSON CITY. THE 3 LANE W/ TURNAROUNDS WOULD STOP TRAFFIC WILL ENDANGER PEDESTRIANS. PED CROSSING SIGNALS, 4 LANES TO ACCOMMODATE CARS, & LAKE SIDE PARKING SO HIGHWAY DON'T HAVE TO BE CROSSED, OR ON HIGHWAY PARKING SIDE WALKS & BIKE PATHS WOULD BE MORE BENEFICIAL TO THE LOCAL BUSINESSES & CITIZENS OF KINGS BEACH.

PW14-1

PW14-2

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Irene O'Hara 441 Beaver St. Kings Beach CA  
NAME ADDRESS

Your comments on the project Our family has reviewed the data for the proposed Kings Beach projects. The 3 lane choices will back up traffic too often, then the frustrated drivers will choose to go up and around on our street. They always tend to go too fast and our street is unsafe for any 2 way traffic going over 25 mph.

PW15-1

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*Richard C. Leonard* *539 Bessie Ave K.B*

Your comments on the project *One lane traffic in each direction will not work with traffic we have in the Donner #1 Polkston Emergency vehicles can not get through we need 2 more signals to slow traffic down we need 4 lanes for all the traffic we have this is a state highway*

PW16-1

PW16-2

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NAME: Vikki J. Baker ADDRESS: 8545 N. L Blvd KB, CA

Your comments on the project Not only would continuous traffic be  
detrimental to locals trying to access the highway for  
work, the center lane in Tahoe city is called suicide  
lane because when purveyors + delivery trucks  
park - there it is impossible to see past them to  
turn left. Plus delivery men have to cart ~~large~~ large  
hand trucks full of goods across traffic lanes to  
reach business, restaurants, grocery + liquor stores,  
which can also endanger their lives. 4 lanes with  
left turn lanes, on highway parking, sidewalks + bike  
paths with pedestrian crossing lights would be a  
more reasonable solution

PW17-1

PW17-2

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# FORMAL COMMENT

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NAME Mayna Patel ADDRESS 8742 N. Lake Blvd, Kings Beach, CA 96143

Your comments on the project I like to add this <sup>business</sup> <sup>because we</sup> rely on summer and winter months <sup>business</sup> about couple month summer time <sup>business</sup> and about four months (winter) ski season. <sup>business</sup> and our ski seasons are not good as <sup>they</sup> used to be. We basically try to survive right now. We cannot afford to have any other expenses which we are not sure ~~that~~ if it's gone help increase in our business. It county comes up with an idea for using less money in building sidewalks and ~~in~~ put other money in bank and use the interest in maintaining sidewalks then it's OK. Actually I think it's possible. It's not a big area to pour concrete and there ~~wouldn't~~ cost \$7500.00 ~~to~~ maintain it. ~~Thanks~~ <sup>shouldn't</sup>

PW18-1

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Another thing doesn't make sense to me is when it  
sidewalk projects happen. How to know if the road land county  
owns them. How come all the sudden after side walk built  
the expense to maintain <sup>may</sup> ~~the~~ <sup>the</sup> ~~road~~ <sup>sidewalk</sup> ~~land~~ <sup>county</sup> ~~county~~  
all the business owners have to pay. the land's ~~own~~ ownership  
doesn't change! - Building side walks should be in favor  
of small business's owner to increase business, not putting  
them in a risk. ~~at~~ <sup>will be there</sup> ~~whether~~ <sup>any</sup> ~~the~~ <sup>business</sup> ~~land~~ <sup>may</sup>  
~~business~~ ~~land~~ ~~county~~ ~~as~~ ~~object~~ ~~don't~~ ~~know~~ will the county  
going to give any subsidy to ~~them~~ <sup>us</sup> or any guarantee  
to help them stay in business? I don't know <sup>who</sup> came up  
with this idea which doesn't make any sense. Please ~~do~~  
I would like a reply on this.

PW18-2

12. 11. 2023

FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME VAN MARSHALL ADDRESS BOX 2661 KINGS BEACH, CA 96143

Your comments on the project PUT IN CURBS AND GUTTERS  
AND LEAVE EVERYTHING ELSE AS IS.  
SAVE THE MONEY FOR SOMETHING ELSE.

PW19-1

Sent to Placer Co. TRPA & Caltrans

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NAME Tamara Blanco ADDRESS PO 1268 Kings Beach

Your comments on the project I want to say that Sierra Business Council & North Tahoe business Association are NOT representing my business nor my vote.

PW20-1

Major Concern is plan 2&4 will simply not work in this community. Traffic will be backed up for hours & people will simply stop coming to Kings Beach. Example: Last Year when Tahoe Vista was reduced to 3 lanes, Traffic backed up to Carnelian Bay. My customers from Dollar Hill & Tahoe City voiced their concern & stated they did not want to wait in Traffic to do business with me. I have other concerns that will be voiced later, As I gain information from those reports Traffic E.I.R. etc.

PW20-2

Thanks for your consideration

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## FORMAL COMMENT

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POB 1441 CB, NEV 89402  
 NAME VIKKI J BAKER ADDRESS 8545 N. LAKE BLVD (Rte 99) Kings Beach, CA 96143

Your comments on the project

Here we go again Pave Paradise -  
put up a parking lot why not use  
speed bumps that go down. They would not interfere  
with snow plows. Then ends & means that President  
Clinton gave us the funds to install leave the  
street lights in the city. We want to see the  
stars. This is a mountain beach town - not  
Carmel. We have driven out the average family  
who used to come every year to vacation. If  
we upgrade more we will drive out long  
term residents & businesses & developers will  
take over. Plus my access to my home will be eliminated!

PW21-1

PW21-2

PW21-3

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Robert Kachemir <sup>NAME</sup> P.O. Box 595 Kings Beach CA 96143 <sup>ADDRESS</sup>

Your comments on the project

Please know that I am against any plan for Kings Beach that would prohibit a free ~~the~~ flow of traffic on Hwy 28 by narrowing the highway. I would like to suggest a simple curb/gutter arrangement in any fashion to allow for MAXIMUM benefit to Lake Tahoe's environment while reducing the overall costs of the K.B. project. Question: Might the charming character of K.B. be enhanced using a boardwalk instead of cement sidewalks ???

PW22-1

PW22-2

PW22-3

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05/17/2007 13:24 5305464506

PLACER COUNTY

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So that the County can respond to you formally, please provide your name and address.

Keri Consalves

PO Box 907 KB, CA 96043

Your comments on the project need to make it more pedestrian friendly, but also provide for parking for businesses. Sidewalks are a necessity, but there should also be street parking. If parking is changed to only "lot parking" I believe it will hurt the small businesses along the KB Strip.

The need for safer crosswalks is also very important!

PW23-1

PW23-2

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## FORMAL COMMENT

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So that the County can respond to you formally, please provide your name and address.

NAME: MARISSA'S GALLERY LLC ADDRESS: P.O. BOX 2436 KINGS BEACH, CA 96

Your comments on the project: I AM AGAINST ROUNDABOUTS AND NO STREET PARKING. I NEED STREET PARKING!! I HAVE DELIVERIES COMING ALL THE TIME & I NEED TRUCKS TO BE ABLE TO PARK IN FRONT OF MY GALLERY TO MAKE DELIVERIES AND/OR SHIPMENTS. MY MERCHANDISE IS VERY HEAVY AND THERE'S NO WAY I CAN EXPECT TRUCKERS TO PARK BLOCKS AWAY. I'LL NEVER GET MY MERCHANDISE. I NEED CUSTOMERS TO BE ABLE TO STREET PARK ALSO, SO I CAN LOAD UP HEAVY EXOTIC ROCKS & MINERALS THAT HAVE BEEN PURCHASED FOR BUSINESSES TO STAY IN BUSINESS AND CONDU DAY TO DAY ACTIVITIES. WE NEED STREET PARKING.

PW24-1

PW24-2

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05/17/2007 13:07 5305464606

PLACER COUNTY

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NAME Anne Maria ADDRESS 240 FOX

Your comments on the project

I don't like that Idea, and most Residents are really mad. I think you should leave it the way it is. Kings beach is doing really Good the way it is.

if it's not broken don't Fix it !!!

Thank you

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PW25-1

03/17/2007  
**FORMAL COMMENT**

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So that the County can respond to you formally, please provide your name and address.

Stella Fernandez

NAME

578 Fallen Leaf Way Incline NV 89415

Your comments on the project I work in Kings Beach and there is not enough parking on 28th as it is. With the new project and no parking on the main Road will be a hardship on the neighborhood. There is not enough spaces/parking areas to build a parking lot. The round-about will be good for Kings Beach because it will slow down the visitors who are not familiar with the speed zone/or don't care. Perhaps pull in parking will be better as opposed to parallel. Do not take away parking on the main Road. The neighborhoods will have to take the burden of cars blocking their drive-way endangering children, noise, etc, etc, etc.

PW26-1

PW26-2

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3091 County Center Drive, Suite 190  
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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME DANIEL BOCHAMAN ADDRESS P.O. Box 1785 Kings Beach  
CA 96141

Your comments on the project \_\_\_\_\_

Improvement is important, but the  
 Community Needs Parking at the Business  
 Site Not at some lot 1, 2 or 3  
 blocks away. In addition, our local  
 taxes fund this project, we should  
 not be required to pay for parking  
 either, why make local community members  
 fund all this seasonal traffic woes.  
 Also, install safe cross walks so many  
 people have been injured crossing Highway 28  
 & create sidewalks. Thank you [Signature]

PW27-1

PW27-2

PW27-3

## 3 ways to send your comments:

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME

ADDRESS

Your comments on the project Keep it the way it is. use Speed Bumps  
lower the speed limit. the ~~speed~~ Roundabouts in  
Truckee is really bad, I've gotten almost hit many  
Times. Placer just want to waste more money.

PW28-1

## 3 ways to send your comments:

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 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address. - OWNER -

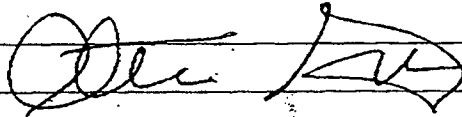
STEVEN E. GRIBBS (KING BUILDING) 8401-8445 NO. LAKE BL. K.  
NAME ADDRESS

Your comments on the project \_\_\_\_\_

I prefer alt. 2 WITH PARKING ALL THE TIME

WHY NOT ALLOW PARKING WHEN WE  
NEED IT? KINGS BEACH NEEDS ON  
HIGHWAY (28) PARKING. PARKING LOTS  
WILL BE USED WHEN "EASY" <sup>ON STREET</sup> PARKING  
IS FULL.

PW29-1



P.O. BOX 1381  
KINGS BEACH, CA 96066

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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**FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

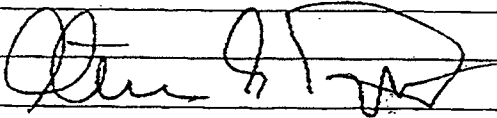
So that the County can respond to you formally, please provide your name and address.

STEVEN GRIGGS (JENKINS BLDG.) 8581 NO. LAKE BL.  
NAME ADDRESS

Your comments on the project

I PREFER ALT 2, WITH PARKING  
 ALL THE TIME. NO RESTRICTIONS

WE NEED ON STREET PARKING, PARK  
 LOTS WILL ONLY BE USED IF ABSOLUTELY  
 THE LAST CHOICE.



P.O. Box 1381  
 KINGS BEACH, CA 96

**3 ways to send your comments:**

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 by US Mail: Placer County

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05/17/2007 13:48 5305464606

PLACER CLINIC

PAGE 01

**FORMAL COMMENT : KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Lee Della M. Abiz DMD ADDRESS 8665 Salmon Ave., King Beach, Ca

Your comments on the project There should be enough parking space for locals. If you want to remove the parking areas across the business establishments there should be a big parking lot enough for visitors and locals alike. We do not like that the parking lot at the Placer County Community Clinic be used by county visitors. It must be for "patients only"

PW31-1

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

**FORMAL COMMENT**

So that the County can respond to you formally, please provide your name and address.

NAME: KEN PROMES ADDRESS: P.O. Box 1147 Kings Beach, CA 96143

Your comments on the project I FEEL WE NEED TO DO SOME SERIOUS STUDIES REGARDING AIR QUALITY WHICH I FEEL WILL BE GREATLY AFFECTED SHOULD THERE BE A MAJOR CHANGE IN THE ROADWAY. VARIOUS HOUSING PROJECTS UNDER REVIEW IN TITUS VISTA ALONG WILL HAVE SERIOUS EFFECT ON KINGS BEACH. MY FEELINGS ARE TO KEEP THE 4 LANES + FORGET THE 17' WIDE SIDE WALKS. THANK YOU

KEN PROMES

FAX 530-546-9551

E-MAIL KD-NSHARDWARE@YAHOO.COM

PH. 530-546-3505

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

PW32-1

PW32-2

May. 23 2007 03:23AM P1

PHONE NO. : 5305464551

FROM : NORTHSHORE HARDWARE

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME John Nelson ADDRESS P.O. Box 1848 Kings Beach, Ca. 96143 residential & business owner

Your comments on the project I'm reviewing the alt. road plans I find concern that the 3 lane proposed is being considered either with or without street parking. The 3 lane will reduce Traffic Flow in both directions resulting in greater backups to Crystal Bay & Tahoe Vista, and up 267. With the growth plans of C Bay, N Star & Tahoe Vista this problem would escalate more, causing more congestion and increased air quality problems. The alt 3 with 4 lanes, street parking and reduced sidewalk size with the drainage tied into the curb & under the sidewalk will offer the best Traffic solution. Synchronized stop lights at Bear, Canyon & Fox would maintain maximum traffic flow with speed control & pedestrian convenience to cross 28 at the lights. Roundabouts look good on drawings & in pictures, but we are talking about the health of our town and what is best for Tahoe. Please do not go forward with the 3 lane option.

PW33-1

PW33-2

PW33-3

PW33-4

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
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Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME KEV ARNETT ADDRESS P.O. Box 336 Crystal Bay, NV. 89402

Your comments on the project I SUPPORT ALTERNATIVE 4-A (REVISED TO  
INCLUDE ON-STREET PARKING PROPOSED UNDER ACT -2 WOULD  
PRACTICAL. NO ALTERNATIVE (3) AS THE (4) LANE ALTERNATIVE  
IS UNSAFE.

(K.B. PROPERTY OWNER)

PW34-1

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County  
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 Auburn, CA 95603

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Dana Ernest

NAME

8338 N. Lake Blvd Kings Beach

ADDRESS

Your comments on the project After much thought I believe that a 4 lane highway with street parking is the only alternative that will handle the traffic needs of the future.

I believe that doing a project without projected maintenance fees is irresponsible at the project leaders and planners. I have heard that maintenance fees could be in the thousands of dollars. Such fees will put me out of business. Please provide projected maintenance costs for all 4 Alternatives. Thanks, Dana's Sports

PW35-1

PW35-2

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

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Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Naigj Liu - Jimmy Liu/China Express 8501 N. LAKE BLVD KB CA  
NAME ADDRESS 96143

Your comments on the project as dictated to Jamara Blanco:

I pay a lot of TAXES to the government. My Business  
will not survive without customer parking. My  
business will not be able to get deliveries I would  
not be able to cook without deliveries

PW36-1

Also sent to Cal Trans & TRPA

Thanks

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
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 Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Cris Glennansey ADDRESS Box 730 Kings Bch, Ca 96143 (C)

Your comments on the project \_\_\_\_\_

• please be sensitive & proactive regarding "cut through" traffic in the area.

PW37-1

• Thank you for providing recycling. Also, consider using different restaurants at each workshop.

PW37-2

• Kudos to the hiring of SBC - what a difference !!!

<p><b>3 ways to send your comments:</b></p> <p>Comments due to the County by May 24, 2007.</p> <p>Comments due to the TRPA by June 18, 2007.</p>	<p>by Fax: 530-745-3003 by Email: <a href="mailto:cdraecs@placer.ca.gov">cdraecs@placer.ca.gov</a></p> <p>by US Mail: Placer County Community Development Resource Agency 3091 County Center Drive, Suite 190 Auburn, CA 95603</p>
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## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Andrew Peluso ADDRESS P.O. Box 1635 Kings Beach

Your comments on the project \_\_\_\_\_

Who is going to pay for  
the maintenance and upkeep of the turnabout  
and side walks. Also what is the cost  
average per homeowner or property owner

Andrew Peluso

PW38-1

## 3 ways to send your comments:

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Auburn, CA 95603

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Pam Jahnke ADDRESS 594 Beaver St. / POB 2986 KB

Your comments on the project \_\_\_\_\_

I think Alt. 4 is the best option w/ the addition of delivery zones and loading zones. This alternative provides the best options for pedestrians & business improvements & it best meets the project goals → ped. safety, bikes, & water quality.

It's best for social & economic improvements to our community.

PW39-1

## 3 ways to send your comments:

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by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJEC.**

So that the County can respond to you formally, please provide your name and address.

Judy Layton      P.O. Box 39      Kings Beach CA 96143  
AME  
It is half a mile between Hwy 267 and North Lake Blvd. and Bear Street and it is unsafe.  
 Your comments on the project There is a need for a left turn signal from North

Lake Blvd and Deer Street and a push button light for a crosswalk  
because: There are a lot of local people who use Deer Street,

- 1) The elementary school has 420 students K-5<sup>th</sup> + 60 preschool totalling 480.  
90 more projected from Truckee by 2010. There are regular field trips of  
students trying to cross to go to the beach, Conference center or swimming at a pool.
- 2) The Boys & Girls club served 4,159 children in March alone. Usually  
there are 187-250 children a day plus 60-75 on holidays. There are  
396 active members + 459 total. It is monthly increasing in attendance.
- 3) The Catholic church has 750 in the parish and between both churches 900 are usual  
for a Sunday.
- 4) The transportation system for the schools uses 5-40 foot buses and 4 Special Education

## **3 ways to send your comments:**

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by Fax: 530-745-3003      by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County

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 Auburn, CA 95603

buses daily  
 going up & down  
 Deer Street.

- 5) Three ball field at the top which are used regularly - little leagues & Boys & Girls club

PW40-1

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Judy Layton ADDRESS P.O. Box 39 Kings Beach CA 96143  
Owner of the Layton Building and the Potters Wheel 8331 North Lake Blvd on Trout

Your comments on the project

Owning a business and commercial property in Kings Beach for 19 years I feel that certain things must stay. Businesses need parking on North Lake Blvd and there should be a cross walk and light on Deer Street. This is a 1/2 mile from the intersection of HWY 267 and Northlake Blvd and Bear street our first light and cross walk. Deer street is a major road for the school, Boys & Girls club, ball fields and two churches, and community center.

There is a great need for a left turn signal to get to Deer Street from North Lake Blvd.

Maintenance and costs to business for large sidewalks is not practical or needed.

PW41-1

PW41-2

PW41-3

## 3 ways to send your comments:

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County

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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Forrest Philpot ADDRESS PO 1726 Kings Beach, CA 96143

Your comments on the project I have lived in K.B. since 1998 and have always felt the need for a sidewalk and a bicycle lane. First off, 4 lanes and a 35mph speed limit turns our town into a dangerous NASCAR exhibition, not pedestrian friendly. Secondly, a turning lane would prevent the congestion of turning left and stopping traffic in the left lane. Thirdly, Trucks has proven that roundabouts can be effective and a stop light at Bear St. and Hwy 2 would be a serious nightmare. To summarize, as an avid biker and skateboarder in Kings Beach, I believe that alternative makes the most sense. Thank you for listening to the people it affects 365 days a year.

PW42-1

PW42-2

PW42-3

## 3 ways to send your comments:

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
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## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME

ADDRESS

Your comments on the project

The need public safety to be the guide for our community.

PW43-1

I like the one lane going east and west design.

PW43-2

Wide sidewalks will be fun too. Thank you for showing us the alternatives in the Conference Center.

Either #2 or #4 will work for my family.

## 3 ways to send your comments:

by Fax: 530-745-3003 by Email: [cdraees@placer.ca.gov](mailto:cdraees@placer.ca.gov)  
by US Mail: Placer County

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John

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Tommy Haas ADDRESS 8305 Dolly Varden Kings Beach

Your comments on the project \_\_\_\_\_

Please consider the safety of our children! We need to slow down  
 the traffic and have wide sidewalks and places for bikes  
 and strollers.

PW44-1

I like the alternatives that use only one lane going east and  
 west. Traffic moves through our town too fast and  
 scares my children. Please make Kings Beach safe  
 for our children. #3 is no good - cars drive too fast.  
 Please consider #2 or #4 for our children.

PW44-2

## 3 ways to send your comments:

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 by US Mail: Placer County  
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 Auburn, CA 95603

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Victoria Summers ADDRESS 765 Pleasant Court Santa Rosa, CA

Your comments on the project \_\_\_\_\_

I visit Lake Tahoe and especially the North Shore often.  
 I have always thought Kings Beach needed fixing  
 up and applaud the efforts of the KBCCIP (I got  
 this and during a recent visit and dropped in  
 the community meeting on May 1).  
 After hearing the information I think it  
 is obvious that the best solution is Alternative 2.  
 But also Alternative 4 would work too.

PW45-1

## 3 ways to send your comments:

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 Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Terese Salmento 970 Northshore Kings Beach  
NAME ADDRESS

Your comments on the project \_\_\_\_\_

I like the 3 lane alternatives  
 for pedestrian safety and  
 pretty landscaping.  
 Either #2 or #4 will be fine.  
 Safety is key -

PW46-1

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

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Auburn, CA 95603

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Patrick Feeley  
NAME

8121 Speckled KB Box 1377 Kings Beach, CA  
ADDRESS

Your comments on the project

9/6/43

After seeing the alternatives I like the ones that have  
one lane in each direction, #2 + #4. We need to  
slow the traffic & make our community safer for  
pedestrians with better air & water quality.

Thank you

Patrick Feeley

PW47-1

### 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: cdraecs@placer.ca.gov

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## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

MIKE LEFRANCOIS

P.O.B. 1266 KINGS BEACH, CA

NAME

ADDRESS

Your comments on the project

IF ON-STREET PARKING IS PROVIDED, IT WILL INCREASE THE TENDENCY FOR SPEEDING WHEN VACANT. JUST AS WILL LOADING & BUS TURNOUTS. I SUGGEST THE USE OF CONCRETE OR COLORED PAVEMENT TO PROVIDE A YEAR-ROUND VISUAL CUE TO CALM TRAFFIC. IN THESE AREAS

PW48-1

FURTHERMORE TURNOUTS AND PARKING POCKETS (IF PROVIDED) SHOULD BE NON-CONTINUOUS AND MINIMAL IN LENGTH TO PROVIDE ADDITIONAL VISUAL CUE TO CONTROL SPEEDING. WORK WITH BUSINESSES TO BEST LOCATE PAVED AREAS TO AND BREAK UP CURB LINES.

PW48-2

SUGGEST WORKING WITH CA. STATE PARKS ON USE OF LAKESIDE PARKING. IT IS UNDERUTILIZED AND COULD COMPLEMENT THIS PROJECT WELL.

PW48-3

PROVIDE SIGNAGE TO OFF-STREET PARKING TO ENSURE SHOPPING IS NOT DETERRED

PW48-4

### 3 ways to send your comments:

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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Olivia-Candace Venable ADDRESS Archie Drive Tahoe Vista

Your comments on the project \_\_\_\_\_

We have two small children and want wide sidewalks  
and safer streets in King Beach.

Please consider alternative four with the wide  
sidewalks two lanes and lots of trees and  
places to get good coffee.

Thank you  
Olivia-Candace

PW49-1

<p><b>3 ways to send your comments:</b></p> <p>Comments due to the County by May 24, 2007.</p> <p>Comments due to the TRPA by June 18, 2007.</p>	<p>by Fax: 530-745-3003 by Email: <a href="mailto:cdraecs@placer.ca.gov">cdraecs@placer.ca.gov</a></p> <p>by US Mail: Placer County</p> <p>Community Development Resource Agency</p> <p>3091 County Center Drive, Suite 190</p> <p>Auburn, CA 95603</p>
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# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Dave Wilderotter ADDRESS Box 7259 Tahoe City

Your comments on the project

#2 is my favorite... Tahoe City works great  
 #4 would require too many lots and too many  
 Business Problems  
 #3 makes a bad situation worse with speeding  
 cars and 2 more lights

I can put up with additional traffic wait 2  
 months a year to get a cool walkable town...  
 #2 is best for Business, Sidewalks, and Compromise

RECEIVED

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County  
 ENVIRONMENTAL COORDINATION SERVICES  
 Community Development  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

MAY 10 2007

PW50-1

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Vincent Dorot 15 years in Kings Beach

NAME

ADDRESS

Your comments on the project \_\_\_\_\_

Can community roads Alternative Number Four  
 Apply for the residents.  
 County for the Lake  
 Sidewalks for our visitors

Thank you  
 Vincent

PW51-1

## 3 ways to send your comments:

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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Harry Parker ADDRESS 2nd home in Kings Beach, Orinda, CA

Your comments on the project \_\_\_\_\_

My family loves Kings Beach in the summer. We've been visiting Kings Beach since 1967.

My family likes Alternative #4, with the wide sidewalks and no street parking.

Please tell Supervisor Franz we wish we could vote for him, but we can't. We hope he votes for Alternative #4.

Harry Parker

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

PW52-1

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Sally McKay ADDRESS Kings Beach part time, Modesto, CA

Your comments on the project \_\_\_\_\_

(I have been visiting Kings Beach for over 50 years)

I like Alternative #4 with the wide sidewalks for strollers for my grand children and their pets.

Please make Kings Beach safer to walk in.

PW53-1

## **3 ways to send your comments:**

by Fax: 530-745-3003    by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

Community Development Resource Agency  
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Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME \_\_\_\_\_

Your comments \_\_\_\_\_

We like Alternative 4, the three lane alternative with the BIG  
sidewalks.

We need safety for our residents and visitors and we need the water  
quality to improve in Kings Beach.

Alternative four looks the best to us! And the safest!

Thanks

Marti and Larry Barnore

Tahoe Vista

Part timers, wishing we could be full timers

PW54-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
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Auburn, CA 95603

**FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

**The TAYLOR FAMILY - Agate Bay**

Your comments on the project

**Alternative # 4  
Safety First...**

PW55-1

**3 ways to send your comments:**

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

Community Development Resource Agency  
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Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME TYLER LAVERDE ADDRESS PINO GRANDE PART TOWER : LOS ANGELES

Your comments on the project \_\_\_\_\_

I LIKE ALTERNATIVE 4 - WIDE SIDEWALKS AND  
ONLY TWO LANES.

SLOW DOWN THE TRAFFIC. MAKE PEOPLE WALK.

PW56-1

PW56-2

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

Theresa May Duggan Box 290 Tahoe Vista, CA 96148  
NAME ADDRESS

Your comments on the project

- Alternative 4 makes the most sense for a net gain of environmental improvement. It's about people, water quality and air quality.

Thanks for all your good work - can't believe we're almost there.

Theresa May Duggan

PW57-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.  
 Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Louise Parker ADDRESS Brook + Pear Street Kings Beach

Your comments on the project

I attended last night's workshop meeting

the community is correct.

Please support Alternative #4

Louise Parker

PW58-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Sylvia Deering 2nd home owner, Aptam. Tahae Vista  
(partner) ADDRESS

Your comments on the project

We were up @ our shared house on Aptam  
and attended the May 15 Meeting. It was  
very well ran. The fellow in charge was  
very fair and listened to everyone one's  
ideas. We live in Moraga and love  
Lake Tahoe - We liked Alternative 2  
and "invested" our dollars there. Very  
clever idea. Slow down the traffic  
in Kings Beach. Thank you.  
Sylvia Deering

PW59-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Phil Bradburn ADDRESS 2732 North Plum & Lane Reno NV

Your comments on the project \_\_\_\_\_

My family has had a second home on the North  
shore since I was a young boy in the 1950's.  
We love the Beach in Kings Beach, but the  
traffic moves too fast for my grandchildren to  
cross the road safely.

I read about the alternatives. My family  
likes the big lanes with big sidewalks. All #4.  
Sincerely, Phil Bradburn

PW60-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Suzanne Marie Miller (Kelly) ADDRESS 8655 Pioneer Kings Beach, CA

Your comments on the project \_\_\_\_\_

I'm 78 years young and want wide sidewalks  
and slower traffic. I'm a grand mother of  
6 and a grandmother of 2 children.

I like #4 with the fun roundabouts like they  
are in Europe.

Sally Miller

PW61-1

PW61-2

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
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3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Rachel Snyder  
NAME

P.O. Box 112 Tahoe Vista, Ca. 96148  
ADDRESS

Your comments on the project I like Alt #3 as it upgrades & beautifys what we already have. I think that it will reach many of our communities goals concerning peds, traffic, & parking problems. I am dead against having roundabouts in our community as narrowing our 4 lanes into 2 with a center turn lane will only further bottleneck our traffic & ped issues. Imagine peds now crossing traffic with no signals at our intercections & traffic attempting to enter & exit the roundabouts. With no signal control of our peds traffic could wait quite awhile to both enter & exit the roundabout causing a nice long back up annoying drivers causing them to seek alternate routes = our residential neighborhoods n some cases in front of the Elementary school causing further auto/ped incidents. I Also think Kings Beach must have year round on Highway parking to improve attendance to local businesses. a Former KB business owner I have a big gripe with the idea of businesses both losing any parking & having o take the brunt of the cost in snow removal & in maintaining these sidewalks. In a community where our businesses are already struggling, forcing them to pay out more money is not going to help keep our businesses round. The whole idea of this Project should be to Improve not Impede. Grow not Stifle.

PW62-1

PW62-2

PW62-3

PW62-4

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

So that the County can respond to you formally, please provide your name and address.

CHARLES V SNYDER

P.O. Box 326 TANOS VISTA, CA. 96148

NAME

ADDRESS

Your comments on the project I have been familiar with the North Tahoe  
and Kings Beach area since 1941. I understand the run off  
water problems and the need for normal reasonable sidewalks.  
I will not shop in Kings Beach if I have to park off street and  
walk to shop and I will not pay to park for shopping. I  
oppose roundabouts. With all the future possible projects into Tahoe  
Vista and Crystal Bay that will increase part/full time residents and  
visitors, why would the major highway be made to accommodate bus traffic?  
When the bike races come to town, there would no longer be a way around  
the mass. Grant money still comes from tax dollars and not to vote  
was officially taken. Maybe these grants should be cut and the money  
be put to a wiser use!

PW63-1

PW63-2

PW63-3

3 ways to send your comments:

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County

Comments due to the County by May 24, 2007.

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Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

3 COPIES SENT - TRPA, PLACER COUNTY, CALTRANS

## FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

TIM SNYDER  
NAME

BOX 583 CARNELIAN BAY, CA. 96140  
ADDRESS

Your comments on the project I HOUSELEARN & CARETARE SEVERAL HOUSES IN  
THE KB AREA AND AM EXTREMELY CONCERNED ABOUT GETTING AROUND TOWN  
(OR THOUGH IT) IF THE CHOICE IS MADE TO NARROW THE HIGHWAY TO 2 LANES (OR 3).  
AT THE WORKSHOPS I KEPT HEARING ABOUT PROPERTY VALUES GOING UP.  
GREAT FOR PEOPLE WHO ARE RICH, PROPERTY OWNERS, BUT I AM THE LITTLE GUY  
WHO STRUGGLES DAILY TO LIVE IN A BEAUTIFUL PLACE. I WANT TO RAISE  
MY FAMILY HERE IN A COMMUNITY THAT IS PEDESTRIAN FRIENDLY,  
AS WELL AS TRAFFIC FRIENDLY (ALT. 3). NOT AN AREA OF CONGESTION, THAT  
IS INSTEAD WANT TO AVOID. LOCALS ALREADY 'HIDEOUT' WHEN ITS BUSY IN  
TOWN, AND AVOID TADPOLE CITY DUE TO SUMMER CONGESTION. LETS LEARN FROM  
THEIR MISTAKE, ID RATHER STOP AT MULTIPLE STOPLIGHTS, THAT ALLOW PEDESTRIANS  
TO CROSS SAFELY, THAN BE STUCK IN BACKUP TRYING TO GET THRU TOWN. AMAZED AT HOW

### 3 ways to send your comments:

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by US Mail: Placer County  
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Auburn, CA 95603

MANY PEOPLE DON'T KNOW WHAT'S HAPPENING (AND NOT INCLUDED IN VOTE). HOW CAN SUCH SMALL TURNOUT DECIDE KB'S

FUTURE

PW64-1

PW64-2

3 COPIES SENT - TRPA, PLACER COUNTY, CALTRANS.

How will traffic flow with ALT. 2 & 4 with the multiple  
endways bike racks that occur in summer?

# FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME TIM SNYDER

ADDRESS BOX 583 CARNELIAN BAY, CA 96140

Your comments on the project HAVING HAD A BUSINESS IN KINGS BEACH, THE NEED FOR 4 LANES/ALT. 3 IS OBVIOUS & NECESSARY.

IF THE SHOPPING AREA/DOWNTOWN WERE NOT ON A STATE HIGHWAY AND THOROUGHFARE, ROUNDABOUTS MIGHT WORK. BUT CARS TRAVEL THRU TO GET TO OTHER COMMUNITIES. THIS IS OUR ONE MAIN ROAD, TRAFFIC ALREADY BACKS UP THROUGHOUT PEAK SEASON ALL THRU OUR TOWN. HWY 80 HAS CLOSED AT LEAST TWICE IN THE LAST 4 YRS. (FIRE, ACCIDENTS) AND THAT TRAFFIC GETS DIVERTED THRU TOWN. AT THE WORKSHOP I WAS TOLD THIS WON'T HAPPEN OFTEN ENOUGH TO BE A CONCERN. IF IT HAPPENS ONCE, IT IS A CONCERN. I USE THIS ROAD DAILY TO GET TO WORK, SHOPPING, ETC. IT SEEMS TO BE THE CONSENSUS THAT ESP. LOCALS INCLUDING IN-LINE RESIDENTS WILL USE BACKSTREETS TO GO AROUND CONGESTION, AND WHERE THESE BACKSTREETS CONNECT TO THE HIGHWAY AGAIN, WILL BE NEW SPOTS OF CONGESTION. AS POPULATION CONTINUES TO GROW, MORE TOURISTS ARE DRAWN TO TAHOE, A HIGHWAY NARROWED TO HALF OF THE CAPACITY, WILL ONLY LEAD TO MORE CONGESTION, MORE TRAFFIC LIGHTS, CROSSWALKS, AND CHP PATROL A MUST, BUT SO ARE 4 LANES FOR FUTURE GROWTH. I HAVE MAJOR CONCERNS WITH NARROWED LANES, BIKER SIDEWALKS FOR THE BUSINESSES THAT ARE CURRENTLY STRUGGLING - MAINTENANCE FEES, SNOW REMOVAL, ETC. I THINK 2 & 4 MAY LOOK PRETTY, BUT ARE NOT FUNCTIONAL UNLESS YOU ONLY WALK'S DON'T DRIVE THRU TOWN. THE LAST ATTEMPT TO DETOUR AROUND TOWN WAS RIGHT BY ELEMENTARY SCHOOL. I ALSO FEEL THE VOTE AT 5/15 WORKSHOP WAS BIASED & MANIPULATED. ONE OF THE VOTE COUNTERS

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ALSO THE BOX FOR #3 WAS COUNTED AT SEPARATE TABLE?

IS A MAJOR PROPERTY OWNER (RAISE PROPERTY VALUES), BUT NOT AFFILIATED WITH THIS PROJECT - SO WHY WAS HE COUNTING? ONE WAS A REALTOR??

PW65-1

PW65-2

PW65-3

PW65-4

PW65-5

## Remedy to slow down traffic entering Kings Beach from the East

From: Larry W. Dowdle, 9699 North Lake Blvd., Brockway, CA 96143  
[eldowdle@hotmail.com](mailto:eldowdle@hotmail.com) Ph.# 530-546-9134

In regards to the sidewalks and roads in the commercial core improvement project of Kings Beach: We need to get the traffic back under control. One way to slow down the west bound traffic through town is to keep the speed at twenty-five mph coming into California from Crystal Bay. What's happening now is, the drivers slow down for the 25 mph speed limit coming through Crystal Bay then as they enter California on highway 28 there is a speed limit sign for 35 mph. Naturally most drivers assume that is the minimum allowable speed. This speed is only 35 mph for 8/10's of a mile. The last 2/10's of it are down a fairly steep grade in to Kings Beach where by now the 35 minimum mph driver is going approximately fifty miles an hour. Not wanting to lose their momentum that they built up since entering California, they just kind of glide through town at up to 50 or so, way over the once again changed speed limit, which is now 30 mph.

To compound the problem, all the hotel guests and residents of Brockway and Crystal Bay have only one route available to them to walk to Kings Beach. On the 4 foot shoulder of Hwy.28. Would you feel okay knowing your kids or other loved ones were walking down that narrow shoulder with cars going 50 mph within 2 or 3 feet of their shoulder?

I hope the only reason the situation exists is that the problem hasn't ever been brought to your attention before and not because of some illogical cookie cutter rule in a Caltrans manual. I've been warned by a Caltrans official to be careful about how I present the speed situation, because the way they set speed limits is by what speed the majority of the traffic is going. If a large percentage of the traffic is going forty-five in a thirty mph zone they may raise the speed limit to thirty-five or forty. In the case of Kings Beach its Caltrans that is responsible for the high rate of speed entering our town from the east.

What I don't seem to grasp is who thought it was so important to raise the speed limit entering Brockway California for only 8/10's of a mile, which by the way is solid residential with at least one home's front door only 15 feet from the white line on the shoulder of the road and another's not much further than that. What is the point of encouraging the drivers to speed up for less than two minutes and then expecting them to slow back down?

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

ME Pam Lefrancois ADDRESS POB 12616, KB, CA 96143

our comments on the project Alternative three (3) should not be considered. It does not adequately address the project goals of being pedestrian friendly and walkable. Alternatives 2 and 4 are the most pedestrian friendly and walkable. I prefer alternative 4 because it will allow our community to really flourish and be completely different than any other around Lake Tahoe. The opportunities that alternative 4 provides for our community are immeasurable. My reservations around alternative 2 are that we are sacrificing an important part of making our community walkable/pedestrian friendly (wide sidewalks) for vehicle parking that can't be utilized during the busiest time of year July/August and since no parking enforcement is done now, who

PW67-1

PW67-2

PW67-3

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
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Community Development Resource Agency  
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Auburn, CA 95603

*will do it  
what the  
project is  
completed.*

**FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

STEVE ROGERS      8861 Cuthroat Ave, KINGS BEACH CA  
NAME      ADDRESS

Your comments on the project \_\_\_\_\_

I strongly support a 3 lane alternative.  
I believe Alt 2 has too much parking &  
Alt 4 is preferred but recognize there is  
need for limited parking, loading zones, &  
traffic calming to limit impacts in the neighborhood  
for cut-through traffic. Meaningful parking  
enforcement and traffic / speeding enforcement  
is necessary for any alternative.

PW68-1

**3 ways to send your comments:**

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by Fax: 530-745-3003    by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

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Auburn, CA 95603

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Don Hotaling ADDRESS 8617 Brook St K.B.

Your comments on the project I Like #2 or #3

Prefer #3 with 30 min or 1 HR parking on BUSINESS SIDE  
especially between COON + BEAR ST. DURING SUMMER. 2 HR  
parking isn't good because people park + go to the beach. No parking  
hurts the businesses. No parking is ok on the lake side by the  
beach.

#4 is not good for businesses. No parking is not good  
+ too much sidewalk. highway

Cars do move too fast on HW 28 so #2 works 60.

PW69-1

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Jo-Ann Turner ADDRESS P.O. Box 1103 (400 Olive) Carnelian Bay

Your comments on the project I think a ~~2 week~~ trial of #2, #3, #4 for 2 weeks during the summer using cones, barriers etc, to see each plan in action. How each one works

PW70-1

<p><b>3 ways to send your comments:</b></p> <p>Comments due to the County by May 24, 2007.</p> <p>Comments due to the TRPA by June 18, 2007.</p>	<p>by Fax: 530-745-3003 by Email: <a href="mailto:cdraecs@placer.ca.gov">cdraecs@placer.ca.gov</a></p> <p>by US Mail: Placer County Community Development Resource Agency 3091 County Center Drive, Suite 190 Auburn, CA 95603</p>
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# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME RAMON WILLIAMS ADDRESS 1015 TRANT K.B.

Your comments on the project

THIS SHOULD BE BROUGHT TO  
A SPECIAL ELECTION OF THE RESIDENTS

PW71-1

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
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Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Rose Peluso ADDRESS PO Box 1343 Kings Beach

Your comments on the project

my question is will property taxes or  
Sales taxes increase in our area?

PW72-1

## **3 ways to send your comments:**

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 Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# COMENTARIO FORMAL **MEJORAMIENTO A LA ZONA COMERCIAL DE KINGS BEACH**

Favor de proveer su nombre y dirección para que el Condado pueda contestar formalmente.

Renee Shadforth PO Box 2322; Kings Beach, CA 96143

NOMBRE

DIRECCION

Su comentario cerca este proyecto I would like to see Alternative 4 combined with Alternative 2, but tending more toward Alt. 4. I would like to see no on-street parking & 17' sidewalks between Bear & Ocean streets. I think some on-street parking (perhaps 1-2 spot 15-minute pods) on the other blocks for quick & easy business access on the north side of the hwy. Also, I love the idea of roundabouts. I know there's a lot of anti-roundabout sentiment, but I believe people will come around. I think roundabouts are the answer for traffic control & pedestrian safety in Kings Beach.

PW73-1

**3 maneras que puede entregar su comentario:** por Fax: 530-745-3003 por Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 por Correo: Placer County  
 Favor de entregar sus comentarios al Condado antes del 24 de Mayo, 2007. Community Development Resource Agency  
 Comentarios se entregan a TRPA antes del 18 de Junio, 2007. 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

**FORMAL COMMENT****KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Lestery BRUENING

ADDRESS 8491 North Lake Blvd. Business Owner

Your comments on the project \_\_\_\_\_

Property Owner  
Resident of KB

Alternative 4 is the recommendation  
of the Main Street Design Committee  
in which I chair. I would like, in the  
2nd phase of this process, to discuss  
some short term parking options as well  
as some variety in the sidewalk widths.

Our committee will write a formal  
recommendation as well.

Thank You!

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.

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by US Mail: Placer County

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Auburn, CA 95603

PW74-1

# COMENTARIO FORMAL **MEJORAMIENTO A LA ZONA COMERCIAL DE KINGS BEACH**

Favor de proveer su nombre y dirección para que el Condado pueda contestar formalmente.

*Helen Foster*

NOMBRE

DIRECCION

Su comentario cerca este proyecto

*I hope Alternative #2 will be chosen.*

*It looks like it has the most aspects that will be*

*best for the community*

PW75-1

**3 maneras que puede entregar su comentario:** por Fax: 530-745-3003 por Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
por Correo: Placer County

Favor de entregar sus comentarios al Condado antes del 24 de Mayo, 2007.

Comentarios se entregan a TRPA antes del 18 de Junio, 2007.

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

## COMENTARIO FORMAL MEJORAMIENTO A LA ZONA COMERCIAL DE KINGS BEACH

Favor de proveer su nombre y dirección para que el Condado pueda contestar formalmente.

NOMBRE

DIRECCION

Su comentario cerca este proyecto \_\_\_\_\_

*mistrustful?*

*I think people are frightened/distrustful of roundabouts. I was, until I saw that the ones in Truckee actually do work very well. I am a huge proponent of roundabouts now. But, I think your average citizen is not as objective, unfortunately.*

PW76-1

**3 maneras que puede entregar su comentario:** por Fax: 530-745-3003 por Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
por Correo: Placer County

Favor de entregar sus comentarios al Condado antes del 24 de Mayo, 2007.

Comentarios se entregan a TRPA antes del 18 de Junio, 2007.

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME MICHAEL MORRISSEY ADDRESS Box 1131 TC, CA 96145

Your comments on the project # 3 seems to be the most practical  
4 NARROW LANES - which slows traffic - BIKE LANES which  
Designates their area/Right of way - PARKING which will be (on)  
BENEFICIAL to current & future BUSINESSES - once IDENTIFIED  
ESTABLISHED 5' FT SIDEWALKS that in a lot of AREAS will be wider  
VIA Store owners - Also # 3 keeps the majority if not all on  
the HWY and out the RESIDENTIAL AREAS - Thus improving  
PROPERTY VALUES - during winter months Snow can still be  
loaded in the center keeping cost to Merchants down - If the  
30mph that is posted now in KB was ENFORCED - you would generate  
REVENUE! AS THE LIVES - Given the AREA after a few years ROUND-ABOUTS  
will cost more in maintenance & REPAIR - with only 2 LANE where are you going

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov) to Drive  
 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

on the 5-14-07 TAHOE CITY REPAVED the Y - It took me 1 1/2 hours to drive  
 a mile & 1/2 ~~SEWIA~~ to town that didn't work -

PW77-1

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

EDIE CAMPBELL 7-11 K.B. 8593 N. 44. BLVD. KB CA 96143  
NAME ADDRESS

Your comments on the project OPPOSED TO ALT #2 & #4  
WE WILL LOSE ACCESS TO OUR BUSINESS FROM  
HWY 28 - THIS NOT ACCEPTABLE!

PW78-1

I WANT TO BE CONTACTED VIA EMAIL TO DISCUSS  
AN OPTION TO HAVE ALT #2 WITH ACCESS FROM  
HWY #28

PW78-2

CONTACT ME ASAP! AS OF 5-15-07, THE PLANS  
STILL SHOW NO ACCESS - WE EXPRESSED THIS CONCERN  
EVERY MEETING.  
EDIE CAMPBELL

## **3 ways to send your comments:**

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 Comments due to the TRPA by June 18, 2007.

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 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

CONTACT ME ASAP, WE WILL BE CONTRACTING  
7-11 CORPORATE ATTORNEYS

# COMENTARIO FORMAL **MEJORAMIENTO A LA ZONA COMERCIAL DE KINGS BEACH**

Favor de proveer su nombre y dirección para que el Condado pueda contestar formalmente.

NOMBRE

DIRECCION

Su comentario cerca este proyecto

NO ROUND ABOUTS

C. DOMINGUEZ

PW79-1

**3 maneras que puede entregar su comentario:** por Fax: 530-745-3003 por Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
por Correo: Placer County

Favor de entregar sus comentarios al Condado antes del 24 de Mayo, 2007.

Comentarios se entregan a TRPA antes del 18 de Junio, 2007.

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Comment:

Roundabouts are great!

Don't be off-put by the "extra traffic in the grid" argument: Locals already use it, tourists are not going to want to get lost, and we are talking about only a couple months a year anyway.

Traffic calming will come to the grid anyway.

Option 2 + 4 combined please. Some on-street parking by stores, no on street parking by the back.

Peter Morris P.O. box 1292 KB  
530.546.7739

PW80-1

PW80-2

needed like to see some parking /  
delivery zones for businesses - in summer

**Mejoramiento de la Zona Comercial de Kings Beach**  
**Evaluación del Taller #13**

food!

prefer a

PW81-1

1. ¿Fue fácil encontrar el Centro de Conferencia?, y, ¿recibió suficiente aviso de la fecha del taller?

'hybrid'

#2 ✓

#4

2. ¿Tiene sugerencias para aumentar participación en este proceso?

3. ¿Esta mas informado cerca las alternativas que se proponen? ¿Que preguntas tiene todavía cerca la alternativas?

4. ¿Esta mas informado de como se harán las decisiones? ¿Tiene otras preguntas cerca el proceso?

5. ¿Se quedara involucrado en este proceso? Si no, ¿porque no?

6. Favor de evaluar el Centro de Conferencias, la comida, la acústica y su propia experiencia en este proceso de 1 a 5 (1 es lo peor, 5 lo mejor).

Centro de Conferencias

1 2 3 4 5

Comida

1 2 3 4 5

Acústica

1 2 3 4 5

Su Propia Experiencia en este Proceso

1 2 3 4 5

Si necesita más tiempo, favor de mandarlo por correo o por fax:

Sierra Business Council P.O. Box 2428 Truckee, CA 96160 o 530-582-1230

## Formal Comment

1) Without having an already enacted plan for the grid traffic, this decision for alternative 2+4 should not happen. Our children are in jeopardy & that is the most important thing for a community to consider.  
Improve the backstreets first!

PW82-1

Without right hand turn lanes - the traffic will be gridlock in the summer mos. & no one will want to filter through KB to shop. ~~Therefore~~ This will backfire.

PW82-2

It seems that there can not be an accurate traffic Volume Flow assessment due to the fact that it is ~~based~~ conditional upon figuring in that a one lane traffic flow situation, you have to stop everytime the person in front of you stops to park or turn into a local business. That is a business district from one end of town to the other. Constant ~~stop~~ stopping; cars pulling out....

The most important element of need in this community is traffic flow and easy movement of traffic volume.

Have Roundabouts be flat  
w/o foliage so that oncoming  
traffic can see across the  
entire intersection.

PW84-1

Wayne Viler  
546-7332

Traffic needs to slow down in K.B.  
 4 lanes meets a Freeway coupled with  
 no current sidewalks or dedicated Bike  
 lanes

Either Aft 2 or 4 works well. I like  
 The wide sidewalks however am not sure  
 The expense of maintenance compared to the  
 more conventional narrower sidewalks. Parking  
 is most essential exponentially in Summer  
 at which time the parking is not  
 allowed which seems to make the  
 parking spaces dysfunctional when  
 needed most.

Sidewalks and Bike lanes will  
 be great! The roundabouts are good  
 ideas my only concern there is  
 for pedestrians dodging vehicles  
 coming out of the roundabouts

The way you  
 Glen Horton

PW85-1

PW85-2

# FORMAL COMMENT

I have lived in Kings Beach for 41 yrs.  
Our traffic flows very well ~~but~~ and  
no backup except at the end just  
around Beaver St. This is due to  
the 2 lanes & traffic light at the top  
of Crystal Bay.

PW86-1

I urge you to use plan #3  
This would keep traffic flowing  
give us side walks, bike trails,  
parking and add a signal for  
the many people to cross safely  
we still need additional pedestrian  
crossing.

To encourage people through the  
back road would only endanger the lives  
of kids and take the value of  
those people homes down who live on  
those road (which does not include me)

PW86-2

Box 364  
Kings Beach CA  
94143

Sincerely  
Kathy Chilcote

**FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME NANCY GARNESADDRESS 8638 Loch LevenOur comments on the project ALTERNATIVE 4 is the best.We need to reduce from 4 lanes to slow  
traffic through town and make this a safe  
community for pedestrians, bikes etc andWe need to eliminate on highway parking to  
keep traffic flowing (reduce stoppages due to  
people getting in and out of parking spaces) and  
not encourage people to use the back roads

PW87-1

**3 ways to send your comments:**

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

Cris Hennessey, Box 730, Kings Beach.

NAME

ADDRESS

Your comments on the project

PW88-1

PW88-2

Numerous consultants & County staff have said that during peak season the grid will be used as a thoroughway. So to prepare I believe the grid should be redirected as a one way. We do not / should not have yet more signage, i.e. Stop, yield, etc. We need dips & one way streets. We currently have fast traffic combined with narrow streets & lots of pedestrian traffic - Please, **MAKE SIGNAGE**.

## **3 ways to send your comments:**

by Fax: 530-745-3003    by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Comments due to the County by May 24, 2007.

Community Development Resource Agency

Comments due to the TRPA by June 18, 2007.

3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

SANDRA HARRISON PO BOX 1799 KB CA 96143  
NAME ADDRESS

our comments on the project

I PREFER ALT #3 BECAUSE IT ACCOMMODATES  
BIKE RACES, PARKING & BOAT LAUNCHING.

PW89-1

I DO NOT THINK ROUND-ABOUTS WILL WORK WITH  
OUR LARGE TOURIST POPULATION.

PW89-2

<p><b>3 ways to send your comments:</b></p> <p>Comments due to the County by May 24, 2007.</p> <p>Comments due to the TRPA by June 18, 2007.</p>	<p>by Fax: 530-745-3003 by Email: <a href="mailto:cdraecs@placer.ca.gov">cdraecs@placer.ca.gov</a></p> <p>by US Mail: Placer County Community Development Resource Agency 3091 County Center Drive, Suite 190 Auburn, CA 95603</p>
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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

CAESAR NAPLES 9781 BROCKWAY SPRINGS DRIVE  
NAME ADDRESS

Your comments on the project 1. FAVOR ALTERNATIVE #3 BECAUSE IT  
DOES NOT RELY ON ROUNDABOUTS WHICH ARE CONFUSING--ESPECIALLY  
TO TOURISTS.

PW90-1

PARKING IS NEEDED FOR OUR BUSINESSES

PW90-2

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County  
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 Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Jim Steinmann ADDRESS 9702 North Lake

Your comments on the project \_\_\_\_\_

#4 — best by far  
but need right turn lanes at 267

and street trees every +/- 60 feet both sides.

PW91-1

PW91-2

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# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Kali Kopley

NAME

PO BOX 867 CB, CA 96140

ADDRESS

Your comments on the project \_\_\_\_\_

1. medians at deer/fox/chipmunk at crosswalks  
for ped. safety?

PW92-1

2. Round about @ 267/28?

PW92-2

3. nice work on open house I well attended -  
good info & flow

PW92-3

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Auburn, CA 95603

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

Jack Chillem      8819 Cutthroat Ave Kings Beach

NAME

ADDRESS

our comments on the project #2 will slow traffics, makes  
Kings Beach a more quaint-type location  
with roundabouts, on street (Hwy 28) parking  
so business people can get quick-impulse  
shoppers, allows bike riders, and overall,  
provides a safer traffic pattern for residents  
and those just passing through.

PW93-1

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.

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by Fax: 530-745-3003    by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME LENOIR DeMonte ADDRESS 1300 KENNEDY WY #401, TV,

Your comments on the project

PO BOX 2301, KB

I LIKE THE ROUNDABOUT DESIGNS,

STOP LIGHTS WILL NOT SLOW TRAFFIC.

2 CONCERNS:

• #4 w/ NO STREET PARKING MAY CLOG  
THE NEIGHBORHOODS

• SPEED BUMPS <sup>IN NEIGHBORHOODS</sup> SHOULD BE CONSIDERED FOR ANY  
OPTION

PW94-1

PW94-2

PW94-3

## 3 ways to send your comments:

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by US Mail: Placer County

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Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME PETE FOSTER MAKER ADDRESS 1300 ROCKY WY. T.V.  
 our comments on the project P.O. Box 2301 K.B 96143  
I Am Fond of # 2 & 4.

PW95-1

<p><b>3 ways to send your comments:</b></p> <p>Comments due to the County by May 24, 2007.</p> <p>Comments due to the TRPA by June 18, 2007.</p>	<p>by Fax: 530-745-3003 by Email: <a href="mailto:cdraecs@placer.ca.gov">cdraecs@placer.ca.gov</a></p> <p>by US Mail: Placer County              Community Development Resource Agency              3091 County Center Drive, Suite 190              Auburn, CA 95603</p>
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# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

James A. Fortney 5412 N. Lake Blvd (SR 28) PO Box 984 Graceland Bay  
NAME ADDRESS

our comments on the project I strongly favor Alternative 3a. CA 96140

- 1) There needs to be better separation between vehicle traffic and bicycle traffic. Signs encouraging this for safety reasons need to be posted along bike routes.
- 2) Speed limits all along SR 28, SR 89 need to be better enforced. ~~Maybe~~ Maybe even lowered.
- 3) "No Dogs on Beach" also needs to be enforced!
- 4) Boat ramps should be modified for Boat + Trailer wash before launching to comply with Calif. warning about Quagga mussel infestation. Voluntary compliance doesn't work

PW96-1

PW96-2

PW96-3

PW96-4

## **3 ways to send your comments:**

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 by US Mail: Placer County

Comments due to the County by May 24, 2007.

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 Auburn, CA 95603

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Shirley Rayne ADDRESS 6301 1/2 Pike Blvd

Your comments on the project I see you want to do the highway like  
it is in front of Tompkins. There is nothing more that  
makes me mad than to run over a rough highway  
lane & there is a lane that is not ever used. That will  
be a rough road in KB too.

PW97-1

## **3 ways to send your comments:**

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# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Tom Collins ADDRESS 12810 Boca St Truckee, CA 96161-5048

Our comments on the project NEED A ROUND A BOUT @ 267/28

PW98-1

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

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# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

Priscilla Mills      P.O. Box 987      Kings Beach, Ca. 96143

NAME

ADDRESS

Your comments on the project

I'd love to see 3 lanes w/  
roundabouts. We need to be forward-thinking +  
get over our fear of roundabouts. I'd like to see  
Kings Beach feel more like a town instead of a  
disjointed businesses along a superhighway!  
We need to SLOW traffic down + provide  
sidewalks.

PW99-1

## **3 ways to send your comments:**

by Fax: 530-745-3003      by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County

Comments due to the County by May 24, 2007.

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

Comments due to the TRPA by June 18, 2007.

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

Kali Kopley PO Box 867 CB, CA 96140  
NAME ADDRESS

our comments on the project

Thank you for saving a couple of trees!

Please Consider "Green" projects for  
our community - this will help build  
pride & progression

I @ Alder. 4

PW100-1

PW100-2

## 3 ways to send your comments:

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by US Mail: Placer County

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 Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

TOM TRIMBLE 6123 N. LAKE BLVD, AGATE CITY, CA 96140

NAME

ADDRESS

Your comments on the project I am against roundabouts. We need  
4 lanes in all of Kings Beach.

PW101-1

## **3 ways to send your comments:**

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**FORMAL COMMENT****KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

Kevin McDermott

NAME

Box 1843, Kings Beach, CA 96143

ADDRESS

Your comments on the project

Option #4 is By far  
the Best.

I Strongly recommend #4

PW102-1

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

JOHN SHUFF P.O. Box 2600, 594 MIDIRON AVE. KINGS BEACH, CA 96143  
NAME ADDRESS

Your comments on the project ALTERNATIVE #1 MAY BE AN ALTERNATIVE BUT IS  
HARDLY A VIABLE OPTION. FOUR LANES IS NO IMPROVEMENT TO SAFETY  
OR AESTHETICS. SO - THREE LANES (ONE EACH WAY WITH CENTER TURN)  
ARE VIABLE - BUT THE IDEA OF ON STREET PARKING INSTEAD OF  
17' WIDE SIDEWALKS ADDS LITTLE TO THE LONG-TERM AESTHETIC  
AND ECONOMIC INTERESTS OF OUR TOWN - ALTERNATIVE FOUR IS  
THE CORRECT PLAN FOR THIS COMMUNITY. THANKS.

PW103-1

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Crin Connolly

P.O. Box 2600; Kings Beach, CA 96143

Your comments on the project

Alternative 2 looks closest to my wishes

Wide sidewalks ... Yes

Two lanes with center turn lane ... Yes

25 MPH speed limit thru town ... absolutely

Roundabouts rather than signals ... preferable

Street parking ... If you must, would like to

see diagonal parking on town side of  
street only, not on the beach side.

Street lamps ... absolutely with poles for flags

Large planter boxes ... a nice touch.

Cross walks ... several w/ blinking indicator lights

Garbage cans ... needed

## 3 ways to send your comments:

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Community Development Resource Agency  
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Auburn, CA 95603

PW104-1

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME

Suzie Shoberg

ADDRESS

Boxholder

Kings Beach

Your comments on the project

Pedestrian safety for <sup>all</sup> my children

Slow the traffic, no more pedestrian accidents in the crosswalks

PW105-1

## 3 ways to send your comments:

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Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Eugene Duggan ADDRESS Box 290 Tahoe Vista, CA 96148

Our comments on the project

want 3 lanes, roundabouts & slower traffic

NO FREEWAYS through our town

PW106-1

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

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by US Mail: Placer County

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Auburn, CA 95603

# FORMAL COMMENT <sup>260</sup> KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME

ADDRESS

Your comments on the project \_\_\_\_\_

Wondering where the air quality of  
stoplights VS. roundabouts.

Roundabouts are better than stoplights  
I've heard.

2 lanes roundabouts

PW107-1

## 3 ways to send your comments:

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by US Mail: Placer County

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Auburn, CA 95603

# FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Sherie Carter ADDRESS Boxholder Tahoe Vista 96148

Our comments on the project

I have children, I want slower traffic and  
I want wide sidewalks. I want safer  
places for my children,

Thank you  
Sherie Carter

PW108-1

### 3 ways to send your comments:

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Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Rick Papeleo ADDRESS Box 2529 KB 96143

Your comments on the project \_\_\_\_\_

Alternative 4 is the only way to go.

Slow the traffic, green technology where ever you can.

Wide Safe sidewalks

Save the trees

PW109-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Sue Tyler PO Box 350 Tahoe Vista CA 96148  
NAME ADDRESS

Your comments on the project I feel that this is the best chance Kings Beach has to become a ~~late~~ viable commercial center. My preference of Alternatives is #4, but I could compromise on #2. These lines are needed to slow traffic down & allow for pedestrians to visit our town. I have lived here for 30yrs and I am ~~am~~ cautiously optimistic for the first time in a long time.

PW110-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.  
 Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: cdraecs@placer.ca.gov  
 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

**FORMAL COMMENT    KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME \_\_\_\_\_

ADDRESS \_\_\_\_\_

Your comments on the project \_\_\_\_\_

fish one way (

o

PW111-1

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Donna Keil ADDRESS 8238 Cuthbert Ave.

Your comments on the project \_\_\_\_\_

(If not slow hill  
down  
please)

Isk one with. Especially

Cuthbert That Hill Kids go very fast

Down. Alternative 2 is the Best / 3 will  
cost too much & too much wasted space  
for 1/2 the year.

Appreciate your efforts!!

PS Environmental Report must have air quality.

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Auburn, CA 95603

Accurate  
information

PW112-1

PW112-2

PW112-3

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Jim GARDINER ADDRESS PO Box 9 KB 546-5166

Your comments on the project

If you truly want to make KB a ped friendly community  
 you need roundabouts at all interjections  
 ie: Fox, Bear & 267 especially.  
 We need to change KB back to a community  
 instead of the free way which exist today  
 Do you wonder why businesses cannot survive  
 - because of the cars @ 50 mph

PW113-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Stacy Wood ADDRESS 1340 Canterbury KBeach

Your comments on the project Street Lighting ?

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

PW114-1

<p><b>3 ways to send your comments:</b></p> <p>Comments due to the County by May 24, 2007.</p> <p>Comments due to the TRPA by June 18, 2007.</p>	<p>by Fax: 530-745-3003 by Email: <a href="mailto:cdraecs@placer.ca.gov">cdraecs@placer.ca.gov</a></p> <p>by US Mail: Placer County Community Development Resource Agency 3091 County Center Drive, Suite 190 Auburn, CA 95603</p>
--	--

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Kolya and Sasha Kelly ADDRESS 99 Chipmunk Kings Beach  
(Age 10) (Age 8)

Your comments on the project

We really like this project. It looks very nice. We really like Alternative 4 because of all the bike lanes, less cars parked in the way, and the roundabouts that make it easier to cross the road. Please do it soon. And thank you for doing it.

Sasha Kelly Kolya Kelly

PW115-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME JOHN FOSTER ADDRESS P.O. Box 215 Kings Beach, CA 96143

Your comments on the project

WHAT WILL HAPPEN TO BIG TREE  
IN FRONT OF THE CROWN MOTEL.

PW116-1

I AM FOR OPTION 4

PW116-2

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME BRUCE KUECKER

ADDRESS Box 434 TAYLOR VISTA, CA 96148

Your comments on the project #4 WASTES TOO MUCH SPACE ON SIDEWALKS & DOESN'T ALLOW ANY ON-HIGHWAY PARKING, NOT GOOD. #3 IS BEST ALLOWING TRAFFIC TO MOVE CLOSE TO IT'S PRESENT PLACE OR BETTER BECAUSE OF MORE LEFT TURN LANES & STILL ALLOWING SOME ON-HIGHWAY PARKING, THIS IS MY 1<sup>ST</sup> CHOICE. #2 THE CIRCLES WOULD PROBABLY BE TOO RESTRICTIVE NOT MENTION CAUSE SLIDING IN ICY CONDITIONS. SEASONAL RESTRICTED PARKING, MIGHT WORK OK.

PW117-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

Don Notaling      8499 N LAKE KB CA      530 546 7437

four comments on the project I have store 8499 N LAKE BLV TANOR BIKES & SK, ALT # 4 will not work for me - we need the parking + don't need 17 foot sidewalk,

ALT # 2 OK, but maybe make the parking on highway should be 30 min or 1 HR FROM JULY 4 - Labor day.

ALT 3 is ok too Kind of prefer 3 lanes + 1 round about instead of 2 ROUNDABOUTS.

IF ALT 4 gets voted in, will probably close the store Down + move the store, or just close. CAN'T operate with NO 1 DO LIKE BROOK ST Being proposed ONEWAY. PARKING

## **3 ways to send your comments:**

by Fax: 530-745-3003 by Email: cdraecs@placer.ca.gov

by US Mail: Placer County

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

PW118-1

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

Dana Ernest 8441 Loch Leven  
NAME ADDRESS

Your comments on the project As a business owner - Dana's Sports -  
I will be losing my private parking lot to the core project.  
I have to have very close parking for my winter rental  
business. (Skis & snowboards) I fear that my customers  
will not stop if they have to carry the equipment very  
far. Alternatives 1, 2, or 3 are all acceptable to me  
Alternative 4 is not acceptable. It has too large a sidewalk  
causing for more in maintenance costs and has no highway  
parking which could lead to the demise of my winter business  
after 18 years. I believe that Alt. 4 also will lead in the  
future to traffic congestion and air pollution which is not  
why people come to Lake Tahoe - Sincerely Dana Ernest Dana's Sports

PW119-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

SCOTT GREEN 750 North Shore Blvd., K.B.  
NAME ADDRESS

Our comments on the project \_\_\_\_\_

My main concern is pedestrian safety. I believe, though roundabouts slow down traffic, they do not ensure pedestrian ~~safety~~ safety. Traffic lights assure traffic to stop at red lights. Roundabouts create a continuous flow of traffic. Those exiting the roundabout are aware of a crossing pedestrian. While those entering a roundabout, at a higher rate of speed, do not necessarily see the pedestrian who is crossing from the opposite side. Do we risk pedestrian safety in order to work through the "learning curve" of a new roundabout in town? Are we willing to lose another community member?

PW120-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Paul Ackerman ADDRESS P.O. Box 1377 Kings Beach, CA 96143

Your comments on the project \_\_\_\_\_

*Totally in favor of option 4 - the 17' sidewalks  
will help attract walking business and enhance  
the downtown appearance. The roundabouts  
are a great way to keep traffic moving.*

PW121-1

## 3 ways to send your comments:

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by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME MARLENE J TUPID ADDRESS PO. BOX 180, FALCON LODGE  
KINGS BEACH

four comments on the project WELL AS FAR AS I HAVE SEEN  
~~THE~~ NEEDS TO BE IMPROVED FOR  
THE NEAR FUTURE IS IN MY OPINION  
SOMETHING LIKE USING SOME OLD  
RAILROAD BOX CARS, HAWED IN BY  
TRUCKS, AND THE SET ON A TURNPIKE  
AT THE TWO DESIGNATED INTERSECTION  
OF BEAR AND COON FOR SAFETY OF  
SCHOOL CHILDREN CROSSING THE STREETS.  
THERE COULD POSSIBLY BE A BRIDGE ALSO  
ON THE TOPS OF THE BOX CARS FOR ROAD IN  
1 VOTE FOR ALTERNATIVE FOUR

PW122-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

NAME David Itopp ADDRESS P.O. Box 49, Tahoe Vista, CA 96148

Your comments on the project #2, #2, #2, #2, #2, #2, #2, #2

It still allows for time sensitive parking outside businesses that cater to quick stop patrons, i.e. coffee houses, first post, auto store, etc. So patrons don't have to drive to a remote location, park their car, walk to the store, get their stuff, walk back, drive to the highway, and get back with their dogs. #4 people will park illegally to run into the coffee shop for their muffin & coffee. Go with #2. #2, #2, #2, #2, #2, #2, #2, #2, #2, #2, #2, #2, #2, #2, #2, #2

**Comments due to the TRPA by June 18, 2007.**

Did I mention #2 yet?

PW123-1

# **FORMAL COMMENT      KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Barbara Brvening ADDRESS 8575 Speckled, KB

Our comments on the project \_\_\_\_\_

I am in favor of Alternative  
#4 and support a walkable  
Community, believe the businesses  
will thrive in that environment.  
I look forward to positive change.

PW124-1

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Helen Foster ADDRESS 1278 Kings Way Box 215 Kings Beach CA 96143

Your comments on the project Alternative 2 seems the best idea to me. It is  
a compromise position with more positives than the other alternatives.

PW125-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County

Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

**FORMAL COMMENT****KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Megan Chillemi ADDRESS 8819 Cutthroat Ave / P.O. Box 1546  
Kings Beach, CA 96143

Your comments on the project \_\_\_\_\_

I prefer Alternatives 2 or 4 with the roundabouts. Roundabouts are very effective in Truckee and offer smooth traffic flow. I've observed that the traffic signals here in Kings Beach are universally disregarded; particularly, in the summer months. With our current demographics we have a lot of pedestrians in the 1/4 mile north of Hwy. 28. I am curious, however, as how our K.B. business owners are voting.

PW126-1

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Carolyn Pretzer

ADDRESS Tahoe Vista

Your comments on the project

want wide sidewalks and slower traffic

PW127-1

### 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Suzanne Siskin ADDRESS PO Box 2267 KB CA 96143

Our comments on the project \_\_\_\_\_

• 15 minute pull in pull out areas on act 4  
 • please consider hydronic heat to  
 clean sidewalks

PW128-1

PW128-2

## **3 ways to send your comments:**

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 Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

*Candy Swindle* *P.O. 612 Kings Beach*  
NAME ADDRESS

Your comments on the project \_\_\_\_\_

*Please Consider Alternate 4  
 so we can have a village  
 atmosphere that will encourage  
 pedestrian use that will benefit  
 us all ultimately*

*I would like to see the speed  
 limit through Brookway reduced  
 (It's all residential) + extend walkway  
 to the State line*

PW129-1

PW129-2

## 3 ways to send your comments:

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Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County

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 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

**FORMAL COMMENT****KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

SUSAN F. SMITH P.O. Box 578 TAHOMA CA 96142

NAME

ADDRESS

Our comments on the project

ALTERNATIVE 4 is my hands down choice  
 Excellent & will clearly enhance values.  
 Lower multi residential property @ 8863 N. LAKE  
 Thanks

PW130-1

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County

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 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

# **FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME AROLYN TRIMBLE ADDRESS 6123 N. LAKE BLVD, ACATE BAY, CA 96140

Your comments on the project We travel most days through Kings Beach. Alternative 3 is definitely our choice.

PW131-1

## **3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

# FORMAL COMMENT **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Walter Joseph ADDRESS 913 Agabrook Tahoe Vista  
 Your comments on the project I would like to see this issue brought  
to the public in the form of a special election

PW132-1

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

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3091 County Center Drive, Suite 190

Auburn, CA 95603

FROM :

FAX NO. :

Jun. 18 2007 07:47PM P3

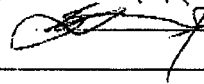
**FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Adam Going ADDRESS 8550 Trout Avenue Kings Beach

Your comments on the project 3 lanes thru Kings Beach with  
Roundabouts, Bike lanes and Nine Foot  
Sidewalks etc. would be a beginning for a town.  
Kings beach hasnot become a complete community  
yet, there is a need for pedestrian friendly  
community. Kings beach at present is a bypass for  
other communities to avoid the lake, but it is  
time for our needs to be addressed.

Respectfully,


**3 ways to send your comments:**

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: cdraecs@placer.ca.gov

by US Mail: Placer County

Community Development Resource Agency

3091 County Center Drive, Suite 190

Auburn, CA 95603

TO TRPA

PW133-1

FROM :

FAX NO. :

Jun. 18 2007 07:47PM P4

**FORMAL COMMENT**

**KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

*Peggy Hume*  
NAME

*81034 Broadway Vista Ave L.B. Ca*  
ADDRESS  
*#2*

Your comments on the project

*ALTERNATIVE #2 PLEASE*

PW134-1

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

*TO TRPA*

FROM :

FAX NO. :

Jun. 18 2007 07:50PM P2

**FORMAL COMMENT** **KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME Will Johnson ADDRESS 1055 Trent Ave Kings Beach ca

Your comments on the project I support Alternative #2

PW135-1

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

*TO TRPA*

FROM :

FAX NO. :

Jun. 18 2007 07:46PM P1

# FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME Kevin McDermott

ADDRESS 8637 Brook Avenue, Kings Beach

Your comments on the project

I support the Consensus Recommendation  
As presented by the Sierra Business Council  
And Not the 4 Lane Alternative.

PW136-1

### 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
 by US Mail: Placer County  
 Community Development Resource Agency  
 3091 County Center Drive, Suite 190  
 Auburn, CA 95603

*To TRPA*

5305463260

P. 1

**FORMAL COMMENT****KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME CHRISTOPHER C. NOLDER

ADDRESS

8489 TROUT AVE. KINGS BEACH, CA.

Your comments on the project I PARTICIPATED IN ALL THE WORKSHOPS RELATED TO THIS PROJECT AT THE NORTH TAHOE CONFERENCE CENTER. I BELIEVE THAT THE PROCESS WAS FAIR, FREE OF BIAS, DISHONESTY AND INJUSTICE. I WAS PROUD TO BE A REPRESENTATIVE OF MY OWN COMMUNITY AT SUCH A LEGITIMATE MEETING TO FORM A CONSENSUS TO MOVE THE PROJECT FORWARD. WE "PUT OUR MONEY WHERE OUR MOUTH IS" AND VOTED FOR ALTERNATIVE "4" WITH ALT "2" A CLOSE SECOND PLACE. SECOND PLACE ALT. "2" IS ALMOST DOUBLE THE VOTES OF THE 4 LANE ALTERNATIVE "3". PLEASE CONSIDER THESE SIMPLE FACTS IN YOUR PLANNING PROCESS TO APPROVE THIS PROJECT. THE MAJORITY OF OUR COMMUNITY WANTS THIS PROJECT TO GO FORWARD WITH 3 LANES AND ROUND-A-BOUNTS. THANK YOU

**3 ways to send your comments:**

Comments due to the County by May 24, 2007.  
Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)  
by US Mail: Placer County  
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Auburn, CA 95603

PW137-1

PW137-2

## FORMAL COMMENT

## KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

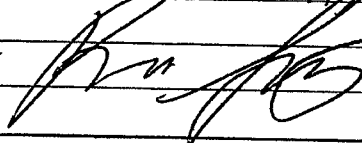
So that the County can respond to you formally, please provide your name and address.

NAME Ryan Smutz

ADDRESS P.O. Box 5551 Encino, CA 91436

Your comments on the project This is a complete Hypocrisy, Addressing any of the known problems is not in effect. This only benefits the rich and gives nothing back to the community that is here. No need to help the ones that make this place function. All of the mom & pop shops will be gone replaced by Starbucks, Wendy's, Outback Steakhouse. What happened to the time when we could leave the city and come to a place like this and reminisce. The woods that we all cherish are going to become a city.

No Thanks.



PW138-1

PW138-2

## 3 ways to send your comments:

Comments due to the County by May 24, 2007.

Comments due to the TRPA by June 18, 2007.

by Fax: 530-745-3003 by Email: [cdraecs@placer.ca.gov](mailto:cdraecs@placer.ca.gov)

by US Mail: Placer County

Community Development Resource Agency  
3091 County Center Drive, Suite 190  
Auburn, CA 95603

FROM :

FAX NO. :

Jun. 18 2007 07:47PM P2

**FORMAL COMMENT****KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT**

So that the County can respond to you formally, please provide your name and address.

NAME IAN SMITH ADDRESS 8342 SPECKLED AVE KINGS BEACH CA

Your comments on the project

- As a retiree in my seventies, I am sincerely interested in a safe, pedestrian friendly KINGS BEACH, with adequate parking through the "Ave". I would like my town to be beautiful and able to compete with the neighboring towns and cities. I support alternative 2 or 4. respectfully - Ian Smith

PW139-1

PW139-2

PW139-3

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TO TRPA

# FORMAL COMMENT KINGS BEACH COMMERCIAL CORE IMPROVEMENT PROJECT

So that the County can respond to you formally, please provide your name and address.

NAME

ADDRESS

Your comments on the project

I believe these plans are totally unreasonable and an overkill. We do realize that traffic needs to be slowed down through town, I especially know my friend was hit and killed by a car by the movie theatre. However I think with stop lights we could solve problems easily and with less money. We do not need the extra parking we need the stop lights for cross walks. This will put all local business out and drive in fast food places, what will happen to the locals?

PW140-1

PW140-2

PW140-3

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## Kings Beach Commercial Core Improvement Project – May 24, 2007 public hearing transcription

**Speaker: Susan Daniels, Director on North Tahoe PUD Board**

In my position in the public arena, many concerned local business owners have approached me regarding their participation in “a consensus gathering” process for the proposed Kings Beach core conversion project. I’ve sat in on planning meetings, I’ve talked with local business owners, and I’ve began to gather solid, technical information. I’ve considered the sales pitch that I have witnessed in the process of the county sponsored workshops, I’ve witnessed bias, frustration, and then resignation. I’ve witnessed a rapidly growing group of citizens that want the safest, most efficient, and scientifically-based street/sidewalk design that we can get. Of the choices within the EIR presented to the town, Alternative 3 – which is the four-lane alternative with safer traffic bike crossing controls, room for public buses, picture-perfect sidewalks, some on-street parking and bike lanes, and the only scenario possible for future modifications at other key intersections - provides the best answers to our real but understated needs. Remember, with any of the choices, the business owners will be the core of the affected participants. I am here speaking today to introduce the intentions of over 45 of these major business owners and main street property owners. Today many of those people will be here in the audience. Some will speak, many will just cast faith in your understanding of the pertinent facts which face this community and the growth that it will undergo in the next few years.

PW141-1

The concerns of the citizens to the process that they are experiencing becomes more visible and validated by comparing the needs which should be addressed against the popular belief that “the preferred alternatives” can be effective. At this point, the draft EIR is under discussion. I’ve provided you a PowerPoint hand-out provided by a traffic modeling engineer that overviews the more technical concerns of the EIR as presented to the State. Briefly from his report, core issues include major impacts of traffic-congested and limited street capacity. We should remember that this is simply a major highway, and we have it going through our town. The EIR Purpose and Needs Statement does not consider these directly. The process of the EIR and its subsequent applicant to NEPA have inadequacies noted on the second page which need to be addressed: the economic health of our core areas potentially threatened by access issues, traffic quagmires and unsafe pedestrian crossing conditions. The traffic statistics on the third page briefly reflect the most real concerns for most of the business owners. While the fourth page – Community – shows why the lack of open participation in the process has caused distrust, anger, and resignation on process and procedure.

PW141-2

PW141-3

Finally, as an essential part of the EIR process, goal setting does not reflect adequate input from affected community interests. Let’s all be committed to a practical and pleasurable solution to moving our traffic, our bicycles and our pedestrians safely into, around and through our town. And in your studies of these reports, please keep in mind the inherent beauty of this little town on the beaches of Lake Tahoe. It was once crowned the jewel of the lake and that is why they called it Kings Beach. Thank you.

PW141-4

**Speaker: Randy Williams**

I only have a couple of comments. My name is Randy Williams. I'm a local business owner and a resident of Kings Beach. I believe that a couple of things haven't been addressed in the EIR. I haven't had a chance to read the whole thing completely but all of us that live here in Lake Tahoe know there are only two seasons and that's traffic construction and snow removal. And I believe that they haven't been addressed adequately. They're not talking about road construction when it happens and how much traffic congestion *that's* going to cause; and then they also haven't address the snow removal issue in that Cal Trans piles the snow in the middle of road, that center lane. When they remove that snow, it usually takes a couple of days to do that. The speed at which that's done takes several hours. They run a dump truck in one of the traffic lanes and then a snow blower in the center lane, and we'd be stuck behind that dump truck while they're doing it, and a lot of times they bring in several dump trucks and they line them up and down the roads and it takes quite a while to get that snow out of there. So the cars that are behind that for a few days are going to take some time.

PW141-5

The other thing that I'd like to address is storm water drainage. We all agree that we want to protect the lake. Placer County has done several things to do that. One of the things they've done is they've put in these sediment drainage ponds. There's one behind the fire station, there's several around the area. But for those to work they have to be maintained. I know that the one behind the fire station was put in roughly 15 to 18 years ago. It hasn't *ever* been cleaned. My point is that they could spend some money on maintaining the existing infrastructure that we have to make those things work, because right now I can tell you the one behind the fire station hasn't worked in years. The water is flowing over the top and it's full and it's been full for a long time.

PW141-6

The other thing is that when they do snow removal on the county streets and roadways, a lot of times these graders do damage to the roadways, and in the subdivision I live in, they have taken out the curbs and gutters several places with the graders. When you call and ask them to replace them, they take 70 feet of curb out, and they come in and replace it with four feet of curb. And they say that they don't have the money to replace the curbs. They have a lot of money to do this project but they can't maintain what they have right now, and I see that as a problem. We have streets in the north Tahoe area that have been neglected for 30 years. They repave the major entries to the subdivisions and then they chip seal all the rest of the streets. Any many of the streets around here have not been paved in over 30 years. I just see that as a problem.

PW141-7

I also see this as something that's going to impact the entire north shore including Incline Village and Crystal Bay. They have really only included the local Kings Beach grid in their mail-outs to take discussion from this. They haven't asked the residents of Tahoe Vista, the residents of Carnelian Bay, and Agate Bay and Crystal Bay, how they would feel about this. I think this really going to cause some congestion. The four lane now does provide a relief for the bottle neck at the north shore, and I just think it's going to cause us some problems. Thank you.

PW141-8

**Speaker: Alex Mourelatos**

Good morning. My name is Alex Mourelatos. I want to give a slightly different perspective. My family owns the Mourelatos Lakeshore Resort. It's a lakeshore lodge that serves the visiting community for over 30 years and it's located in Tahoe Vista about a mile and a half down the road. I'm also a member of the board of the North Lake Tahoe Resort Association and I hold the small lodging seat. I'm an affordable housing advocate, as some of you may know. I also co-chaired the economic restructuring committee within the Main Street Program here under the NTBA. I also have taken part in all of the play space planning processes as well as the public workshops reviewing the EIR. And I think, in particular starting with the play space participation, there has been a clear desire in this community represented across from Incline to Crystal Bay and Tahoe City a desire to recapture an era within Kings Beach. I think there was a strong desire to invest in a solution and I applaud the Placer County and the Department of Public Works for moving forward with this EIR and developing the alternatives.

PW141-9

I think that the Main Street Program in particular but working with the Placer County redevelopment sees a vision of how we can leverage this investment and truly create a desirable community that serves both the business community as well as better serves the visitor. There is a vision of a more of a village type community and it certainly does contrast the current situation. There are those of us who believe that a four lane alternative does represent ongoing and increasing risks as speed limits continue to be exceeded and probably would be exceeded to a greater degree with the new roadway unobstructed.

We do believe that we are on a journey; it is an economic journey for the business community. There needs to be infrastructure changes followed by business changes. It's a practical matter of any solution that is delivered. If we can take that into an environment that creates a downtown commercial core that is the focus of Main Street Programs throughout the United States, we will all benefit in the long run. I believe the NLTRA's vision in terms of positioning the neighborhoods of Lake Tahoe as neighborhoods and celebrating the diversity points to the fact the broader community of the North Shore views Kings Beach as a jewel and a desire to recapture that jewel. Thank you.

PW141-10

### **Speaker: Cheri Sprenger**

Good morning. I am Cheri Sprenger. I am the new Executive Director for the North Tahoe Business Association, and didn't I start at a great, fun time. Yesterday morning I sent letters to all of you as well as to some of the other representatives on this project from the North Tahoe Business Association Board of Directors. I have that letter here and I'm not going to read it to you because it would take me probably longer than three minutes. I do want to cover just the introduction of the letter.

"After lengthy consideration, the North Tahoe Business Association endorses Alternative 4 but with conditional modifications to address some of the more pressing concerns of the local business community and residents. This recommendation is based on the following inputs:

- The research, analysis and recommendation of the Main Street design committee
- Professional studies on the economic benefits and sustainability of walkable communities
- Community and NTBA member input received to date

PW141-11

- Overwhelming community support for a three-lane, pedestrian-friendly solution expressed at both the Tahoe Regional Planning Agency place-based planning workshops series over the past year, and the May 15<sup>th</sup> Sierra Business Council Kings Beach commercial core improvement project workshop

PW141-11  
cont.

I had to practice that for like two weeks before I applied for this job. The letter does go on to explain many things. One of the main modifications that the Board has identified includes creating additional on-street parking. The Alternative 4 option actually allows for a lot of modifications to be discussed and a lot of flexibility to be looked at for that.

PW141-12

Main Street programs repeatedly show that authentic downtowns that include narrow streets with ample sidewalks and off-street parking are highly prized by national retailers and consumers. This is born by statistics that shows that sales in these areas are much higher per square foot than those in strip malls or larger box retailers. We are constrained by space in our 1.1 mile long downtown area so we should be strategic in how we utilize this space effectively, so that residents, businesses, property owners and visitors all enjoy an optimal experience.

PW141-13

I have a lot of experience working with downtowns, and cities throughout the U.S. have been focusing for years, I know for at least 15 years, there was a period of time when cities kind of went away from their focus on downtowns, and they regretted that deeply. And many cities were struggling to find a way to revitalize their downtown areas. Many of those cities have discovered that creating a mixed-use and pedestrian environment in their commercial core and downtown district is the key to success.

PW141-14

What we have in Kings Beach today is the residents; they're already here. We don't have to create a whole lot of mixed-use and residential areas because we've got a whole community that's very close to our commercial core. What we need to do now is create a pedestrian-friendly environment for the visitors as well as the residents to enjoy safely.

The public response is the last thing I want to talk about just for a minute. There were public workshops as well as written comments sent in to the NTBA. Over three quarters of the attendees at the workshops have supported a three-lane alternative with certain modifications and comments, and well over three quarters of the comments that have come in to the NTBA office have supported a three-lane alternative. We're going to acknowledge that we haven't had the written in comments that we'd like to see. We are here to receive them; we'd like to listen to everybody and everything. We will listen to everybody and every comment, and the Board's basic decision was based on those comments that have been received to date.

PW141-15

Thank you very much. I look forward to working with you on this.

**Speaker: Dana Ernest**

Good morning to the board. My name is Dana Ernest. I have Dana's Sports right around the corner here. No matter which alternative happens, I lose my parking lot. All of these affect me directly. I've been in this town for 18 years. No one has told me on any alternative what it's

PW141-16

going to cost me to maintain this. I work every day. I work by myself. Every day, folks. I'm going to lose my parking lot; I understand that. I don't need a 17-foot wide sidewalk to maintain. I don't need half of Highway 28 driving up through Kings Beach running over people. Drive up here and see how many people walk in the streets, how many kids play in the streets. I am for a highway that will carry the traffic in the future. I am for Alternative 3. I don't know if I can afford to even pay for any of the maintenance, so I don't know about my business, but it affects me greatly.

PW141-16  
cont.

If you are a woman, I have your three kids, I have your three snowboards, six boots, skis, boots and poles for you – how far are you going to carry them? As an example of how people do not walk – there are people who are sitting in this room that are parked in front of my business in spite of signs saying “Please don't park here. This is business parking.” This is human nature. People are not going to walk three or four hundred feet over six feet of snow in the middle of a highway to go to a satellite lot. All of these affect my winter business. Without a winter business, I have no business. The county loses money, the state loses money, the federal government loses money. And I am very emotional about this. I've been coming to these meetings for ten years. I've been saying this for ten years, and finally there is a very large group of people that is starting to agree with me that we need a four-lane highway so that my daughter and her children will not be in gridlock.

PW141-17

PW141-18

Thank you very much. I have to go to work.

**Speaker: Pam Jahnke**

Good morning, my name is Pam Jahnke and I am resident of Kings Beach and until last week Friday I was the Executive Director of the North Tahoe Business Association and as of yesterday I am now a retail business owner in the commercial core of Kings Beach.

I'm both professionally and personally invested in this project and this community. I have been involved in the public process with this project since 2003 in my role as executive director and also as a concerned citizen. I have done a lot of research, self-education, and was a large part of the walkable community's educational three-part workshops that were coordinated by the NTBA main street design committee. Through this learning process, I have come to the conclusion that Alternative 4 is the best opportunity for Kings Beach to meet the stated goals and needs of this project as well as the community socially, environmentally, and economically.

PW141-19

I have three pages worth of comments on the environmental document that I will be submitting. I'd like to just point out a few things today and then I'll submit those comments in writing. I found that the environmental document doesn't adequately address the impacts of higher traffic speeds, and doesn't mention the increased crossing dissensus [?] that are part of Alternative 3, which I call the five-lane alternative. Specifically in the matrix on table 2.3 – it's table 2.1 on page 2.3 – it also doesn't mention the benefits of these shorter pedestrian crossings that are part of Alternatives 2 and 4. I feel like these should have been mentioned because the need and purpose of the statement is pedestrian and bicycle mobility. The matrix on this page only talks about crossing at the roundabouts and traffic lights which is only at two intersections, but there

PW141-20

PW141-21

are six intersections in this 1.1 project area, and if the pedestrian isn't crossing at one of these intersections, then they'll be crossing five lanes versus three lanes which is a huge difference.

PW141-21  
cont.

I'd like to talk about a lot of the benefits of Alternative 4. I feel like the widest sidewalks will provide many benefits for the pedestrian, the business owners, and the visitors (this is a tourist area). The wide sidewalks allow for additional uses, which include outdoor dining, sidewalk sales, and additional pedestrian amenities like garbage cans, benches and lighting. I feel that by removing the parking from the commercial core, all locals and visitors are forced to walk from the parking areas past numerous businesses to reach their destination. This will improve the visibility of all of the businesses in the commercial area and entice shoppers into the stores. By removing the parking from the core it also improves the watershed, the view shed to the lake, so it's unobstructed.

PW141-22

I feel by implementing the [...] signage program by Ken Graham mentioned that that will help with parking issues and people will be able to find the parking and including that on maps that they already have.

PW141-23

**[Moderator indicates time limit has been reached]**

So I will submit my comments in writing and I'm here today to speak for a lot of people that are not here to endorse Alternative 4 and I think all the public process shows that, also. Thank you.

PW141-24

**Speaker: Dan Daniels**

Good morning. Thank you for all your hard work, I know you guys aren't appreciated and really, thank everybody that worked on this project. You guys put a lot of work into it and we really appreciate it. My name is Dan Daniels. We've ended up without a voice. Most of us, there's about 40 businesses that we have signed and about 140 citizens that have signed up because we really don't have a voice with the group that's working right here. We've asked for time to be able to talk to them and to state our opinions, and we haven't had that opportunity, and there's a lot of people in the community...I know the community is divided on this and I know that it's really important to both sides but we really don't have a voice, and there's a lot of people that are really upset about it. I would just like to say that we've started a group, we have a group together of concerned citizens and we're called the Kings Beach Business and Citizen Alliance. We're tried to have our voice heard in the meetings; we can't, we asked again if we could do it, they said no. Thankfully, Ken's going to let us talk to him this afternoon so we have the ability to at least speak to someone.

PW141-25

Now as far as the parking lots off the main road – there are maybe two parking lots right now. If we start this in '08, we end it in '09, it's changed in '09, the small businesses won't have a chance to stay in business. They'll all be out of business. Every one of them, they're the small businesses that are in our group, will be out of business. And since the report, the purpose of the report is to state the needs, and it doesn't consider the major traffic impact and congestion and limited street capacity, then we should address another study, and this study should include options 1 through 4, not just options 2 and 4, which they've chose, we're not for. We need to

PW141-26

stay with option 2, 4, and 3. Therefore, we believe that option 3 is the best choice. And I get you to leave option 3 in there and let us have a voice.

PW141-26  
cont.

**Speaker: Theresa May Duggan**

Hi, my name is Theresa May Duggan and I'm a long time resident of Kings Beach and one of the partners of the Regional Planning Partners. Thank you so much for opportunity to address this and also thank you so much yesterday for accepting the regional vision which we worked on for the last 18 months. It's really important to us. The regional vision is values-based, and our values represent what's important to us. They are the foundation of what we hold dear. The document represents over 5,000 hours of public input from basin residents, stakeholders and visitors who participated in the 18 public workshops over the last year and a half. The place-based planning process was the largest public outreach in recent basin history. The 1,800 participants gave their time, their energy, but more important, they shared their ideas for the future of our home – for our home at Lake Tahoe.

The Kings Beach Core Improvement Project is another process and an excellent example of outreach to the public. I've been fortunate to participate since the early days of the planning process and would like to share with you what I know of the outreach efforts. In 2001, Placer County and the Department of Public Works, headed up by Ken Graham, started a series of meetings held monthly on the development of the goals of the project. These meetings were open to the public. I attended as an interested citizen, and I was always aware of the public comment time just like today where my comments were welcomed, and in fact encouraged. I noted that when the meetings began to be scheduled in Auburn, I raised that comment that that would place burden on people from the north shore, and Ken, to his credit, rescheduled the meetings for the north shore of Lake Tahoe to accommodate us. I was very aware of the level of concern to make the process inclusive and informed.

PW141-27

Concurrent with those meetings, and have been mentioned today, the NTBA held a series of workshops on how to turn a place around. We use this as the base for it. And the community was invited to address those issues facing us in Kings Beach and asked for ideas on solutions. It was during those meetings in 2002 that I first heard the word "roundabout". If you took a straw poll then the results might have been different. But, for the last couple of years, we've been bringing in more and more information, more and more input from the public. Place County brought in SWA Associates to help define our vision for the future. We again met as a community to discuss and provide input for that.

PW141-28

Again, it was always pedestrian-friendly, a vibrant community, and slow down the traffic.

The monthly meetings that were organized under the Placer County Public Works Department continued. We were assured that with our input, that our partners would support the consensus building process. Again, most recently, at the workshop on May 15<sup>th</sup> that was held by the Sierra Business Council, I received an email the next day from a long-time resident in the community who commented on Steve Frisch's work as being masterful, as presenting all sides of the alternative, and information about the project.

PW141-29

So the public process has been open and inclusive. Thanks.

**Speaker: Bob McCormick**

Alas – parking is such street sorrow. My name is Bob McCormick. I’m a 35 year resident of North Lake Tahoe and I was the chairman of the redevelopment PAC for seven years. I signed off on the community plan and I was involved in just about everything, you could look it up in the Tahoe [?] archives.

I’m concerned about the idea that somehow the community is starting to get agitated with the thought that they are losing out to the benefit of a few business owners downtown. This is one community, and we need to do something about this “us versus them” attitude that’s starting up since the meeting that just happened this week. I differ with Mr. Daniels’ contention that they haven’t had a voice. We just decided on the Alternatives 2 and 4 a couple of nights ago. I don’t know where they were for the last ten years while I was going to all these meetings, but I’m sorry that they feel that they were left out of the process. Maybe they were watching Monday Night Football. I don’t know. But I do agree with what Theresa just said – there’s been a very open process and they’ve all had a chance to speak up.

PW141-30

I do think that it’s unfair the County - and this has happened before – to say that if something happens here, that we will address it if necessary. The impact on the core of Kings Beach/the residential grid is a real concern, and I think it would behoove – even though I know you have to do your EIR – I think it would be nice to identify some of the proposed mitigating factors before they expect the community to accept that this will be done if necessary. It’s just not fair to have them living in fear. This is common throughout every process like this – you’re afraid of the unknown.

PW141-31

I grew up in Europe, partly. I lived with roundabouts – they were the exception rather than the norm. I used to have a video I passed around to people in the County about roundabouts and Mr. Ruth, I hate to tell you, but every single statistic shows that traffic safety goes up, that they improve traffic flow. We’ve had an opportunity that’s very beneficial in Truckee to observe them for the last several years and they like them over there. I like the fact that they give our town a certain unique character compared to Incline and Tahoe City. I am totally sold on roundabouts.

PW141-32

I think that what we need to do is look at what’s going to happen. Mr. Kranz [?] pretty much said something that I think nobody should lose sight of – the questions he asked and Ken’s response point out that we’re going to get gridlock here no matter what. And a very wise guy (I can’t remember his name) but a couple years ago in a meeting, he said something very succinct. He said, “You know, sooner or later because of the growth of the entire region and the popularity of Lake Tahoe, we’re going to get stuck in traffic. The question is, do you want to get stuck in traffic in a crappy-looking town, or in a nice-looking town?”

PW141-33

And another thing, in my years in dealing with redevelopment, it was made very clear that in every single instance in California except maybe one, redevelopment has resulted in huge increases in property value throughout the entire community – it does not just benefit the downtown area. We need a more walkable community. And if people would get over their fear,

PW141-34

and deal with the fact they're going to be inconvenienced for a couple of years of construction, they will all be very happy with the results a few years after it's done.

PW141-34  
cont.

And just for historical reference, Kings Beach was the jewel of Lake Tahoe. When Tahoe City was just an intersection, this place had several saloons, theaters, they had trampolines in the ground and many golf courses – they had more than one, I believe – and it *was* the jewel of the lake. It was called Kings Beach because it used to belong to a guy named Joe King who won it in a poker game. So Kings Beach will be the jewel of the lake again. We arguably have one of the nicest beaches here, and everybody who lives here loves this town, but I do hope that we open up the process to explaining a little more some of the impacts and now that this other group has formed, I hope that they will come to the meetings. I hope that they will all get together and realize we're one community, and we need to pull together and make this happen. Thank you very much.

PW141-35

**Speaker: Mike LaFrancois**

Hi, I'm Mike LaFrancois, I'm a civil engineer and local resident. I've been serving on the NTBA design committee now for about three years. I poured over all the documents; I've been anticipating this project for quite some time and it's clear to me that Alternative 4 excels by far and wide over the other alternatives, both from a safety and long-term beneficial aspect for the community. I see safety as being a big issue and, as we all know, stoplights don't work. Just the other morning, as I've seen before, speeding through stoplights. Stoplights don't create physical barriers to ensure safety. Crosswalks provide a false sense of security for pedestrians. We need physical barriers to create true safety improvements. The reduced roadway width is by far and wide the only way to do it. Lights only work if people obey them. And as we all know, in California, people don't always obey traffic laws. You can't do 50 miles an hour through a roundabout – it just doesn't work. You must slow down, you must obey the laws of physics versus the laws of traffic.

PW141-36

So, I ought to keep my comments brief right there, but I just want to piggyback on the recommendation of the NTBA design committee, the businesses. We've been very open, the whole process has been very open, and these sudden forty-something businesses that are against this I think have been led on a path of fear, and just lack of education, and the NTBA has truly done their work and the association with Placer County in providing true opinion of the community and a three-lane alternative is truly the best. Thank you.

PW141-37

**Speaker: Sue Kyler**

My name is Sue Kyler, and I've lived in this community almost 30 years. I've raised my three children here. I've been active in the community sitting on various committees with the school district and six years on the Parks and Recs commission and am currently on the oversight committee for Sierra College in Truckee. During that time I've held real jobs in Incline, Tahoe City, Truckee, and for the last nine and a half years for an accounting firm on the highway in Kings Beach. I am constantly amazed that we have four lanes in a one mile strip of land. I want you to realize that the four lanes give the impression of a freeway through our town. Our speed limit is 30 miles an hour and even our locals don't know that. It's very easy to say we just need

PW141-38

enforcement. But the sheriff's department is not responsible for traffic; our enforcement comes from CHP, and CHP says their primary responsibility is Interstate 80. So you have to realize we have no enforcement on that speed. So unless we give a visual slowing down to our community, we will always have a freeway in our town.

PW141-38  
cont.

Now on the four-lane proposal here, they have put left turn lanes at the intersections, but we're a community that has to turn in to businesses, and when you stop, in traffic, taking a left into a business, people behind you at 50 [MPH], whip around you, and possibly take out the pedestrian that's taking advantage of you stopping and trying to cross the highway. It is a very, very, very dangerous situation. The other thing I want you to realize is that we will have traffic. North Tahoe is a beautiful place to be, and 1.1 miles of four lanes is not going to solve the problems of the north shore and traffic. We have to solve the problems of our own economic viability, and that's not with four lanes.

PW141-39

**Speaker: Carol Savary**

My name is Carol Savary and I live in Kings Beach. I'm a commercial property owner in the downtown corridor and I also work downtown in my husband's business, two doors down from Sue. I am here in support of pedestrians over automobiles for our downtown commercial corridor. I am here as an individual; I do sit on the North Tahoe Business Association Board of Directors and I do chair the Main Street economic restructuring committee. I will say one thing on behalf of the economic restructuring committee. Someone had voiced concern earlier about paying for the maintenance of any improvements made to our streetscape. The Main Street economic restructuring committee for a year now, before we even have selected an alternative, has been working with outside consultants, and putting in many volunteer hours to form the basis of a PBID (Property Based Improvement District) task force that will be made up of local commercial property owners, and business owners. That PBID task force will be responsible for determining its own future on how and what it maintains in the commercial core area.

PW141-40

PW141-41

As an individual in this area, it is currently extremely unsafe to walk the streets, whether you walk along side the street, or cross the street. I don't need to say any more on that subject. To look at updating our commercial core with a similar solution, a four-lane highway system, while we are adding sidewalks, does nothing to change the traffic dynamic in our downtown corridor. We have traffic lights today, we have crosswalks: they are unsafe. I'd like to see the process followed that has been followed ever since I've lived here for four and half years. I have attended numerous community meetings, whether they be the Pathways 2007 Place-based workshops, the Main Street Volunteer Grassroots based committee meetings, the latest Sierra Business Council facilitated community workshops on the core improvement project, but the community has had a voice for as long as I've lived here for four and a half years. And I'd like to endorse the community's choice for a three-lane pedestrian-friendly solution, both as a resident and a commercial property owner. Thank you.

PW141-42

**Speaker: Myra Besser**

Hi, my name is Myra Besser, I've lived up here for 30 years. I really want to appreciate the intelligent comments and questions from the Board. As you might hear, it's a very emotional

PW141-43

issue. The division appears to be between people who want roundabouts and people who feel that the level of our traffic that we get here will not work with roundabouts. We have in upwards of 25,000 cars a day in the peak periods. So that's definitely part of it. We have a highway. We have to acknowledge that.

PW141-43  
cont.

Part of the EIR states that part of the traffic will be pushed up into the surrounding community if we have more gridlock on the highway. Our back streets are heavily traveled by children and pedestrians. However the EIR states that that is an issue that they're not addressing at this time. But it also indicates – and this is in the traffic reports from the EIR – that thousands of cars will be forced daily into our back streets. Our back streets are narrow and heavily-traveled. If we're going to do that, we need to do that before we make the changes on the highway. Also in the EIR/EIS, it indicates that the two corners where we have stoplights have lower than national average accidents. So stoplights do work: we don't like them. Of the other five intersections, probably three or four of them, their accident levels are above the acceptable and national averages. This is all information in the EIR.

PW141-44

It's important to look at traffic lights do work. We don't like them. The report says that we don't quite warrant a full stoplight at three of these locations. But I think we do warrant pedestrian lights that can be in the future changed to stoplights. I totally agree with the board member who says it destroyed Carson City's business infrastructure. And as far as we're concerned here, the members of the community with businesses on the highway look at having their businesses destroyed, unfortunately, because they do need the parking. They do need the access.

PW141-45

There has been a lot of public comment, but the emotional impact has divided the group so that the people who are not for roundabouts have just moved away because they were basically not listened to. But we have some real concerns about traffic. It is a highway. Thank you.

PW141-46

**Speaker: Tamara Blanco**

Hello and thank you for attending. My name is Tamara Blanco, a family business owner of 35 years in the Kings Beach corridor. I would like to address the pedestrian-friendly travel they're all talking about. I understand that for roundabouts to be able to work, the roundabouts that they are proposing for Bear and Coon streets, traffic needs to be able to flow freely; however, at Fox Street and Deer Street, the pedestrians will have to travel 46 feet to clear the pedestrian crossing area. Traffic needs to stop as a pedestrian enters a crosswalk and is to remain stopped until the pedestrian clears this crosswalks. It is also stated in the reports that as soon as a few years, the level of service at Fox Street will increase to where perhaps we will need a traffic light or a pedestrian cross light. This could happen as soon as 2009, this scheduled date for the improvement on our main road.

PW141-47

I am for the project that works best for the community, the business owners, the commuters and the visitors: Alternative 3, the four-lane alternative. Thank you.

PW141-48

**Speaker: Kevin Carrillo**

Good morning. My name is Kevin Carrillo. I bought the Char Pit property in 1977 and operated it for the next 24 years. I'm different from most of the people here in that I own the property at the Char Pit, but live on the west shore. So I drive through Tahoe City and watched what the two lanes have done to their businesses there, and what has happened. If we were to choke it down to two lanes here, in the high time of the season, who from the north shore village is going to come down here to visit us? The traffic logjams would be so bad it would be ridiculous, and the same things back in the back streets. Everybody goes back there now already; if you push them back there, it's going to be a nightmare throughout the whole thing. What you're going to do is choke the economic core. Thank you very much.

PW141-49

**Speaker: Linda Lee Kieker**

Hi again. I'm Linda Lee Kieker [?], I've been here for 30 years. I'd like to just say that I went through Tahoe City as a working woman; I've worked in the restaurants there for 40 years. I've been at restaurants [.....] All the businesses are collapsing there, nobody's recovered from it. A lot of my friends went out of business, and now you're trying to do it in Kings Beach. I'm sorry to say that the roundabouts sound like a good idea, but one- why two? I also built a house up on Dolly Varden for my grandbaby and my son this year. The highway is crazy there, the people fly down that street. Now you're proposing 7,000 people a day to go down a street that I built in small neighborhood so my grandson would have a safe place to live. It doesn't look safe anymore. We're thinking about leaving.

PW141-50

PW141-51

PW141-52

I work in a small business called The Curves. We have had probably 15 people last year leave our community because of all of this. So I really highly ask you to take into consideration of everything you're doing within the last ten miles from Tall Vista to Kings Beach. I love the city. The walkways you put in Carnellian Bay, why can't we do something low-key like you did in Carnellian Bay – that was beautiful, it's what we need here. I do believe we need walking. I also paint at an art center here. I cannot see how I'm going to take my easels, my painting boards, and my suitcase full of paints to my painting class in the middle of winter. It just doesn't make any sense. Maybe the one with parking would be more reasonable. Please look at this, and again, thank you for listening to us. I'm sorry I'm so nervous.

PW141-53

PW141-54

**Speaker: Dave Ferrari**

Hello, I'm Dave Ferrari. I stand here again. We've still been in business here 50 years but I would say right off the bat though that being here that long doesn't make me any smarter or give me more credibility than anybody else that has spoken here. Sometimes I think we're more stuck in our ways than we need to be and I try to get over that.

Really I can only speak to our business. I can't speak to the other businesses in town, and we may be a little bit different than most in that we have a lodging business. Our business is not doing that well. Our costs are going up. We're struggling with occupancy in the winter now as more and more properties become vacation rentals with none of the costs that lodging opportunities face like ADA requirements, permits and inspections, such as Health Department, parking requirements, and occupancy tax audits. In the early days of the crown, we did about

PW141-55

30% occupancy and we moved up into the 50% range by the late 80s as the ski areas began to thrive and North Star was built. We're really been there ever since. Right now we approach 60% around 2000 occupancy, and we're fighting to hold 55% percent, much lower than national averages for lodging.

PW141-55  
cont.

We have a successful business because we've owned the property many years and we do not have a large mortgage. There used to be at least five places in Kings Beach with AAA ratings, which isn't that hard to get if you're clean, and you meet health and safety standards, you get in the AAA book. We're the last property in Kings Beach in the AAA book that just came out this year, so if you wonder why the conference center isn't working I wouldn't put the blame here. But there is not a pool of rooms out there for them to use, and I'll be the first to stand up and take part of that blame.

PW141-56

The reality of owning a business in Kings Beach is property values are way higher than our business values. When we bought the Gold Crest Resort, the bank appraisal was two and half times less than what we paid for the property, and that was a business appraisal. The bank required us to tie up our entire 45 rooms to buy the 26 rooms. People coming in and buying properties face this reality and that is why you see so many rundown places turning into weekly rentals. There just not the money to keep 50 year old buildings in good condition and pay the market value.

The reality of our business is that we do nearly 50% of our business in the three months between June 15 and September 15. If there was one lane around the lake that turned left at 267 I think we would do that same business as long as people could come this way. We have a great place to be in the summer. In the wintertime we do another 46%, so we have 23% of the business in the off time, and I think it's those five months that we need to concentrate on. That's when we can increase our business, and I think as a community we really need to look at that and get people here. That's what's happening in North Star, Squaw Valley, and I think Holmwood's going to do it, and Truckee's doing it. They're working those five months now, and we need give people a reason to come to Kings Beach. We need to be a destination and not a pass thru.

PW141-57

**Speaker: Julie Wainscoat**

Hello I'm a business owner, I'm Julie Wainscoat. My husband and I own a business here. His parents owned and we've owned it since 1958. I am also sure that long-time business owners have to realize new things, accept new ideas. I'm just going to state my own concerns for what I see that hasn't been discussed yet. Truly we want the beautification, and the sidewalks, and solutions for slowing the traffic. With the present configuration of two and four, in our area off-street parking is only on the north side of Highway 28. Other than paid state beach parking, creating a safety hazard of increased numbers of people having to cross the highway to access businesses, this will also contribute to traffic flow interruptions. Parking should be provided on-street or in some unpaid, convenient locations distributed through that side of the highway. So far it's all on the opposite side and the state beach parking is a parking fee.

PW141-58

My other concern is I'm on the designer review for North Lake Tahoe, and Alternative 4 has me concerned because we have all noticed that signs in this area are...we review them, but it's very hard for enforcement to enforce the present sign things. I think it's been all over the lake that the design and review process for signage has been hard to have code enforcement because of lack of manpower. If the newest alternative includes sidewalk vendors in front of present businesses, how can we also include that in reviewing the appearances, and what parking, bathrooms, etc. will they be impacting. We feel it's pretty hard to control, and it's also for us businesses. We struggle a lot year-round to make our businesses work and we are also looking forward to that possibility in Alternative 4 and who's going to be the first one in line for those things.

PW141-59

PW141-60

That's all I have to say that I think hasn't been said. Thank you.

**Speaker: Christine Copeland**

Hello, my name is Christine Copeland. I grew up here and I many of these people here are parents to some of my friends. I live in Kings Beach. I am in the process of purchasing a business in Kings Beach and I think that what we're missing here is taking out the aspects that are working in the alternatives and making it into one that works for the community. Seventeen foot sidewalks seem a little overkill when we need the traffic. I think the roundabouts – there seems to be a majority of support there. In some way I was involved in the place-base planning groups and for some reason – I don't want to discredit anyone – but the actual voice and opinion of the groups I don't think is as clear as it was supposed to be.

PW141-61

PW141-62

I just want to say that I think it's really important to take these comments that people have said and take the emotions of the business owners. The problem is the money. People can't afford the property; the value is so high and they can't afford to be refurbishing and designing these building into what everybody wants is this thing, something of a city which is like San Jose. We have a beautiful lake here that we want to visit, and the core should be nice and good-looking to a certain standard but we can't be pouring a ton of money into something that's already sky-high in value. Thank you.

PW141-63

**Speaker: John Bergmann**

Hi, my name is John Bergmann. I live and work in Kings Beach. The divisive nature of this issue is obviously apparent and I wonder if we could – this is primarily directed at Ken – if, as Truckee did about 10 years ago when the redirected their main street traffic in a one way easterly direction, could we do a demonstration in King's Beach by spending some money restriping, perhaps reconfiguring a lighted Coon Street in an effort to mimic the eventuality of a three-lane alternative. I understand it may not be totally accurate, but I invite Ken and his engineers to consider that idea.

PW141-64

Next comment is directed at [...] We are influenced in the summer time particularly with gridlock eastbound by virtue of the pedestrian crossing up between the Biltmore and the Nevada Lodge and the Crystal Bay club. Would it be possible for you guys to influence the timing of that pedestrian signal so that it could stage the crossings a little more further apart so that as soon as

PW141-65

somebody comes up there and they push the light it's not 30 seconds they can cross the road. We can allow a little more traffic to flow in both directions, alleviating potential gridlock in downtown Kings Beach. Thank you.

PW141-65  
cont.

**Speaker: Bill Johnson**

Good morning. My name is Bill Johnson. We recently purchased some properties on North Lake Blvd in anticipation of redevelopment and a pedestrian-friendly type of atmosphere as you were seeing in some of the competition. I feel that some of what was done in Tahoe City was somewhat done improperly and I think that the pedestrian-friendly villages of Squaw Valley and now North Star is taking a lot of that business because it seems to be a trend that is happening. I realize that we're all frightened of change but on the other end it does seem that there's two lanes through a very large town called Incline Village seems to work and two lanes comes into our four, and then after we leave the four it goes into two lanes again. To compare it to Tahoe City seems strange, because we don't have a bridge and we don't have a river. And I guess we're going to find out what the new \$490,000 traffic light at [?] how additional lighting works. It's too bad it wasn't installed sooner so we could witness that. Because what I witnessed, even though the traffic study shows more traffic going west, is when the light turns on at Crystal Bay, it actually creates a gridlock all the way to the light at Coon Street and then backs up into the beach. So it seems when the break hits, there's a cumulative effect.

PW141-66

My response today is basically to the EIR and the EIS as a Kings Beach property owner for about 27 years and a concerned citizen. I'm asking that the ERPA and Placer County to please consider and address the specific comments as related to the following project components. Alternative 3 - which is the four lanes - this alternative which will essentially will retain the existing road configuration and it's been documented to be detrimental to the goals and objectives of the draft Kings Beach Community Plan. You can see the Kings Beach General Plan in 1996 and it's stated that the four lanes had changed the character of Kings Beach when they installed it and had damaged the economic vitality. The four-lane highway configuration does not allow safe pedestrian crossing or circulation. It encourage excessive traffic speed and does not promote viable commercial opportunities. Alternatives 2 and 4 - the three-lane roadway and roundabout - this alternative, I think with significant design modifications, is consistent with the goals and objectives of the Kings Beach Draft Community Plan, and is the preferred alternative for the following reasons:

PW141-67

- Pedestrian Circulation - this alternative allows wider sidewalks, pedestrian-friendly plaza opportunities, and safer street crossings, and discourages excessive vehicle speeds based on the ASTO national traffic science.
- Drainage Opportunities - the areas with the roundabouts can provide a location for proposed drainage structures, thus minimizing the need for public condemnation and acquisition of satellite parcels from private land owners consistent with TRPA water quality objectives and policies.
- Landscaping Opportunities - this alternative will provide additional opportunities for landscaping and is consistent with TRPA scenic threshold objectives.
- Economic Vitality - this alternative will also provide economic vitality to a commercial core that has been compromised by the current four-lane configuration as documented in

PW141-68

the Kings Beach Community Plan and a quick walk through town will explain it to you – including my buildings, to say the least.

PW141-68  
cont.

In order for the above thresholds in environmental compliance to be realized, Alternatives 2 & 4, I think, should be reengineered with the following modifications.

- Highway alignment and street intersection offset – In order for roundabouts to be constructed in Kings Beach, it is necessary that the design consider a realignment of the highway center line and corresponding street intersection offset to minimize right away acquisition of private lands. A road realignment to the south will allow Caltrans to work with its public partners - the State of California Conservancy that is a budding land owner for the majority of the effected right of way. This will minimize the need for public condemnation and acquisition of private lands and minimize impacts in existing commercial properties and provide additional parking.
- The Highway 267 interchange, I think, must be incorporated into the project area. The existing signal at the intersection of Highway 267 and Highway 28 must be eliminated and placed with a roundabout. Traffic studies associated with this project have failed to incorporate increased traffic flows generated by the 267 bypass, the North Star Ritz Carlton, additional significant signalization on Highway 267 at North Star which we've seen result in car queuing and herding, additional traffic from the Timlick subdivision and build-out of the Martis Valley. National traffic data suggests that the roundabout configuration may not work if used in conjunction with the existing signalized intersection. This intersection must also be realigned and offset northerly and westerly to minimize the number of private lands subject to right-of-way acquisition.

PW141-69

PW141-70

I'd like to propose a mixture of 2 and 4, let's say Alternative 5...

PW141-71

*[Moderator interrupts, asks for additional comments in writing]*

We invested in and purchased several trailer parks that were really life threatening and there were no water quality improvements and it's taken substantial monies to do redevelopment, and if we see a pedestrian-friendly village, we'd like to continue investing in the town, but if it stays with the four-lane highway, we're really not interested as apparently, not many have been. Thank you.

PW141-72

*[Moderator closes public comment]*

## **Board discussion**

### **[Unidentified Board member 1]**

It does sound like there needs to be a snow removal plan with each alternative so we know whether for each plan snow would be dumped in the middle of the road, or off onto the side, or off onto the 17-foot wide sidewalk, or what. The other thing I am concerned about is the possibility of...if you have a three-lane road on those alternatives and then down the road is a stoplight – is having enough capacity prior to the stoplight to absorb the cars so that you don't back up into the roundabout. I just don't know if all that is adequately covered at this time and

PW141-73

PW141-74

maybe it is, but I would like to make sure it's covered. If you have a stoplight you need a certain amount of four-lane ahead of the stoplight in order to absorb the traffic that has to queue up. If you have just three lanes it'll queue up all the way back through your roundabout – it could in the peak season. Thank you.

PW141-74  
cont.

**[Unidentified Board member 2]**

I would like the issue of what could be done for the overflow of traffic into the neighboring streets, if that's not addressed in terms of specific measures that would be employed or even put in in the beginning depending on what they are to try to avoid that situation or know from the start whether they will work. I'd like to see that included in the document.

PW141-75

**[Unidentified Board member 3]**

I just have a little comment on this project because I've seen this presentation twice now. I applaud traffic engineers because I'm not one, but I'm a mom and a drive and I spend a lot of time in all these areas. Roundabouts in Europe work great and they are very efficient and I know what all the statistics and studies show and I think that's fantastic; Tahoe's a little different. In London when I'm standing on a street corner and the roundabout is right there...it's a totally different concept than when there's snow. I just think that this core area, having lived through Tahoe City's...what they went through when they did their sidewalk project...it's really, really critical to be sensitive to these business owners and the neighboring communities. I know exactly where they're talking about that diversion on that slide that shows the neighborhood where you live at Dolly Varden, and that was the first question I asked because nobody in this group here has brought up that the elementary school is there and the Boys and Girls Club is right there. That really concerns me about trying to divert traffic through that neighborhood. If I were you, I'd really bring that up a lot because I think that's a huge, huge red flag and that's a big concern.

PW141-76

PW141-77

I really believe that just keeping the street parking, one lane each direction with a center two way left-turn lane up to your one roundabout is going to help tremendously but it's going to preserve it and I think that this downtown Kings Beach is core area to get from 267 to the casinos, and when people leave the casinos and come back, they have to come back to North Shore they have to go that way – beautify it. Put this redevelopment money into getting people sidewalks, streetlights, underground and overhead utilities, BMPs for the capture basins and all that...garbage cans... All the parking studies show around this area that there's really not a parking deficit except during the peak seasons of 4th of July and all of that. It also shows that people will not walk more than 300 feet from anywhere. And we haven't talked about any property being acquired or willing sellers to provide parking lots for you to buy to put somewhere, so that hasn't even been looked at and that concerns me.

PW141-78

PW141-79

That's my feeling on this project all together and I voiced this before – now I've said it all on the record.

**[Unidentified Board member 4]**

Obviously there is a diversity of opinion, but I'm surprised more people haven't been advocating Alternative 2 as a compromise position. It gives you the sort of flexibility that you don't have in Alternative 4 and yet it is the three-lane configuration but with that additional on-street parking that can be used for a myriad of things. It can be used for bus pull-outs, it can be used for parking

PW141-80

to accommodate the needs of local businesses; I can't overemphasize the importance of that. Following Alternative 4 at the end of the day, it may look beautiful, but it needs to be functional. I used to be president of the Carson City Main Street Organization and I'm very familiar with Main Street concepts, but they have to be practically applied, and every situation is slightly different. When the various advocacy groups get back together, I'd like to see you take a serious look at Alternative 2 as possibly as an area for compromise, because it does give you the flexibility that Alternative 4 does not, by preserving some of that lane width. I mean conceivably, and I don't know if it's possible or not because I don't know what the dimensions of the lanes are, and you probably have to remove the roundabouts because of the bump-outs, but in the future if this doesn't work you might have the additional space to add an extra line by restriping. At least it gives you some flexibility and I think that's terribly important because this is going to be a life-altering redevelopment project.

PW141-80  
cont.

PW141-81

*[Moderator thanks participants for comments, closes meeting]*

## **Kings Beach Commercial Core Improvement Project – May 24, 2007 public hearing transcription (Governing Board Comments)**

### **Speaker One: Ken Grehm, Director, Placer County Department of Public Works**

I think those are the biggest issues that we face, I'm happy to answer any questions, but if not, I'm happy to open it up to public testimony.

**Speaker Two:** Will you keep that up on the screen, that particular map?

**Ken Grehm:** What would you like on the screen?

**Second Speaker:** If you want to leave that one up.

**KG:** I can leave this or another one or nothing at all.

**Speaker Two:** Ok, let's start over here and work our way back. Jim...

**Speaker Three:** Yeah, one of the things that intrigues me and I know there are skeptics out there, I'm not sure where I am, maybe I'm a semi skeptic, about how traffic circles will work. And I would be more optimistic about it, except for the amount of foot traffic you have here at Kings Beach. We do have the fear of death situation right now, so it can't get really worse, when you cross the street, but when you have the people crossing the street and the traffic circle and people crossing the street in large volumes, which you probably want to encourage, um, I'm just wondering have you researched that and did you, maybe it would do no good, but had you considered in your alternatives, putting the pedestrian crossings not adjacent to the traffic circles?

PW142-1

**Ken Grehm:** Actually we believe that the traffic circles, well let's talk about having even some additional mid-cross traffic crossings, our belief is that they still provide a traffic control measure; empirically they've been found to work very well. People don't have to stop at them but because of the narrower road way, people are only crossing basically the 12 feet before they come to a pedestrian island. Let me kind of see if we can show one of those, do we have a pointer there? These islands where there's a center median island that's a refuge, so people only have to cross half the street and not the other.

**Speaker Three:** Well it certainly will slow people down a bit, but they're trying to keep track of pedestrians and cars coming around the traffic circle at the same time and you know our drivers aren't used to that, maybe in time they would get used to it, I'll try to be optimistic here.

**Ken Grehm:** Well, I think practices, if you look at what others, and there've been lots of studies done on it, can't say why it is so, but as a general rule of thumb, pedestrian safety at traffic circles is actually better than at signals. And probably the single largest reason, I think, I don't know for that, is because particularly in California, we allow right turns on red, and the number one cause particularly of serious pedestrian accidents, is someone coming up to the light, looking left, is not seeing anyone and moving out and hitting the pedestrian who was actually on their

right. I think empirically, it's been found that pedestrian safety wise, lots of studies it works. Exactly why, I can't tell you.

**Speaker Three:** The only other thing is that I know you have funding challenges and so do I, but I'd like to get your card so I can hit you, or your agency or your county up for money to underground some utilities in your county at the Stateline.

PW142-1  
cont.

(Laughter from crowd and KG)

**Speaker Four:** One way to get people out of cars and into busses is if you have effective bus lines in highly congested areas during peak times. Is there any way with either the three or the four-lane configuration that you can include and make one of those a bus express lane. I think that would, again during congested areas, for instance if there was a high speed bus lane through the Tahoe city area during the ski season, I imagine you'd have significant impact on people who use busses.

PW142-2

**Ken Grehm:** Typically they work when you have it, but they work better when you have extended lanes that can work through longer areas, not just little mile stretches. In this case here, under the three-lane alternatives because of the roundabouts, there would be no way to put in a third lane or an additional lane for a bus transit lane. In the four-lane alternative you'd actually have to take one of the public lanes and make that in to, or either take parking off the street, and use that space, or you take one of the proposed traffic lanes and convert it to a transit-only lane.

**Speaker Four:** Just think to the extent that the alternative chosen at least has the flexibility of doing that long term, because as you point out, it really has to work as a function of how long the bus lane goes, but eventually that might be nice to have that as one option in parts of the basin.

PW142-2  
cont.

**Ken Grehm:** We definitely prefer not to preclude any options, but I couldn't say that may not happen with some of the alternatives. I do believe with the roundabout alternatives, the three-lane, it'd be very difficult to do that, because in order to add additional lanes to those alternatives, you can see in this alternative, there are buildings immediately adjacent to portions of the roundabout; those would have to go if we were to try to make it larger.

**Speaker Five:** The funding, um, each of these alternatives, the three you are considering, are there differences in cost?

PW142-3

**Ken Grehm:** There are differences in cost. Most of the alternatives with the un-highway improvements are very similar. Where the differences occur is in parking. The three-lane alternatives, even when we propose parking, it's not year 'round. So we're saying we need to mitigate that loss because we're losing it during the peak period. So that extra hundred and 80 or 90 spaces, we need to supply off the highway. In general the three-lane alternatives will be a little bit higher. That's been changed; originally we thought the four-lane was going to be higher, but as we went through this process to determine we needed additional parking, the three-lanes are more, by several million dollars, which is pretty close to the same in my world when we're talking 40 or 38 or 37, but there is a difference; a modest difference.

**Speaker Five:** Secondly, um, in the three alternatives other than the no-build, are there transit stops?

PW142-4

**Ken Grehm:** Absolutely, there currently are transit stops, they all will have transit stops, most all the alternatives also have some sort of benching or shelters at certain ones to provide and to enhance particularly the transit experience.

**Speaker Five:** But with the four-lane alternative, is that better for the transit than the three-lane alternative?

PW142-4  
cont.

**Ken Grehm:** In terms of traffic flow, there's less traffic congestion on a four-lane alternative, so I would say it benefits transit to be able to go faster, although everyone gets to go faster. But in terms of walkability, because you need to get people to your transit stops, the wider sidewalks, the three-lane alternatives probably provide more walkability in general and will provide some more space for the people waiting for the buses. So pluses and minuses, I don't think there's a right or wrong answer there, it's weighing the differences.

**Speaker Five:** Thank you.

**Speaker Six:** You know this really is up to the merchants in the Kings Beach area, but in Carson City in the late 1960's we removed parking from Carson Street and it was the deathnail for commerce downtown. And now with the impending completion of the Carson City freeway, and the fact that we have two additional streets that will help to off set the loss of lanes on Carson Street, we're thinking of narrowing Carson Street, putting in sidewalks and actually restoring on street parking. So I think we have to be very careful especially if the proposed alternate parking is not visible from the highway. If visitors to the area can't see the parking that can be used conveniently, often times, they won't stop, especially if there is no parallel parking on the street. So I think we have to be very careful about the impacts on local commerce. Especially an alternative too, as I understand it, the only on street parking would be seasonal and it would be precluded during the peak tourist season, which is when people are circulating and want a place to park to patronize local businesses. So I understand from a visual standpoint, you want to make it more pedestrian friendly, and having two lanes or three lanes as opposed to four may be more visually attractive but I think it may have serious impacts on the viability of business in Kings Beach, so I just think we need to be mindful of that.

PW142-5

**Ken Grehm:** No, those are good points. And there's no doubt, although this may not totally address that issue, all the alternatives, whether they're three or four-lane, for all the off street parking element, part of the program is to include a way finding signage program, at least for the parking, not for maybe all of the tourist attractions, but at least for that parking, there will be signing to help people reach the public parking.

**Speaker Six:** And I understand that, and we are doing the same thing in Carson City, But we're still restoring on street parking because people are creatures of habit, and unless they can see a convenient place to park, often times they won't stop, and I'm just concerned it's going to be a real hardship on the merchants in Kings Beach.

PW142-5  
cont.

**Speaker Seven:** Ken, I was a little bit confused on the four-lane alternative you said it would have significant impacts, how could it have any more significant impacts than the four lanes existing?

PW142-6

**Ken Grehm:** What ends up happening is we have to look as part of our environmental document about the future situation. Our future situation assumes all of the build out that will occur in this area. Truckee, Martis Valley and all the community plans in the basin. Under all the scenarios traffic will increase to the point where even the four-lane will be impacted. Will the four-lane project impact more than the current? no it will not, but it will exceed the criteria in the future.

**Speaker Seven:** But even the no alternative exceeds it.

**Ken Grehm:** Absolutely correct.

**Speaker Seven:** Ok, that's what I'm trying to get to. By doing nothing, we still exceed it.

PW142-7

**Ken Grehm:** Absolutely.

**Speaker Seven:** The four-lane alternative and this is probably the same as doing nothing, or close to it.

**Ken Grehm:** Hopefully we'll have more pedestrian activity and that will impact it.

**Speaker Seven:** The other thing to address Shelly's concern, we've gone way overboard in finding and identifying parking facilities. Do you have a slide that shows how many off street parking facilities we have?

PW142-8

**Ken Grehm:** I do not, but we have identified that we need to replace about 200 throughout the community. We have identified well over 400 spaces that we could obtain to make. Our intent is to make sure we make this public parking available to everyone. We have more than enough capability to do so. I think the real positive though behind some of the public parking is getting people all in one space, making it available for all the merchants; we have some merchants right now that suffer from a lack of available parking. With our public parking program we will actually have parking made available to every merchant and not just the way it exists not where most of the parking exists in private lots for that specific business. But that's true for all the alternatives, not just any one.

**Speaker Seven:** How many of them are there, and there strategically placed throughout that whole stretch, so...?

PW142-9

**Ken Grehm:** There's probably a dozen to a dozen and a half and they're located, we did a block by block assessment of parking throughout the area in addition to what the theoretical parking should be by our parking code, we also went out on a peak summer day in the summer several years and actually looked where people park, where there's excess capacity and where there's a lack of capacity. And what we really found out is the biggest lack of capacity here in Kings

Beach is really in the center core area and as you move out it's not quite as bad but there are still impacts out there.

**Speaker Two:** The board needs to leave time for the public to leave comment after that. I have a comment though on that. One of the studies I read from the Tahoe City parking structure information that was gathered was that statistically people don't go more than 300 feet, they won't park more than 300 feet from where they want to go.

PW142-10

**Ken Grehm:** Typically 300 to 400 feet is a number folks use as to you want the parking about that far away; that's about the limit of what people will do.

**Speaker Eight:** I just wanted to clarify about alternative two, that on street parking would be seasonal and would be limited to winter time use; is that necessary? And what is that area going to be used for if not for parking during the summer months.

PW142-11

**Ken Grehm:** The intent is during the peak periods of traffic, which will begin to be between Fourth of July and Labor Day, probably the weekends that we would have to limit parking to improve traffic flow. Over time, depending on how quickly development occurs in the region, that time would have to be extended. Eventually it could be as high as, we'd have to remove parking all the way from Fourth of July to Labor Day.

**Speaker Eight:** And how would you do that, with physical barriers?

PW142-12

**Ken Grehm:** You could do it either with physical barriers, that's how some people have done it, some people have put planters out there, that's one option if you can create that fund source to continually do that. The second is enforcement, most jurisdictions probably do it through enforcement, um, those are really the two possibilities there. What you do with that area is what people can commit to doing from a funding standpoint. You can do pretty things in that area or you can just leave it and it can be an open area between the pedestrian area and the travel lanes.

**Speaker Eight:** Ok, so it's not anticipated that that area will become another travel lane, it'll just be an open area to provide a buffer between pedestrians and traffic.

PW142-13

**Ken Grehm:** Correct. Because it's only 8 feet wide, we're proposing it to be only 8 feet wide, that's not wide enough for a traffic lane. And we definitely wouldn't want to create a traffic lane with a bike lane in between two traffic lanes.

**Speaker Eight:** But at least with alternative two you achieve the narrowing of the lanes and you can try to reunite the street with pedestrians, but you leave yourself the option of using that area for on street parking year round if that becomes an issue. If you find that despite all your studies and everything you anticipate, that people aren't using your surface lots, and they would prefer to park immediately adjacent to their destination, you can use that area for parking. I mean, this is a policy decision, but there's nothing that actually prevents you from using that area for on street parking year round.

PW142-14

**Ken Grehm:** In alternative two?

**Speaker Eight:** In alternative two.

**Ken Grehm:** Absolutely.

**Speaker Nine:** Most of my question's already answered because I was going to ask about that lane as well, but um, with the four-lane alternative, is that within the existing right of way or it sounds like there needs to be some right of way acquisition for all or some of these alternatives.

PW142-15

**Ken Grehm:** The four-lane in general fits within the 80-foot right of way. There'd need to be some temporary easements in order to blend our proposed improvements with any of the existing improvements or buildings along the side of the highway, so there'd be temporary easements that'd be required. In the three-lane alternatives, we will need right of way at the roundabout corners, which you can kind of see since they're a little bit wider. That's the majority; there may be some other areas that are going to be required when we get into detail design, but other than parking lots, we do have to require "right of way" or lots to build parking lots, that's really all that there's expected on the highway.

**Speaker Nine:** Ok, acquisition is various components, so there will be private property that will need to be acquired to accomplish this.

**Ken Grehm:** Yes.

PW142-16

**Speaker Nine:** And so have the people whose properties who might be affected have they been involved in the discussions, or have they already been contacted or not?

**Ken Grehm:** Until we get an environmental document, I'm not allowed to initiate any negotiations with adjacent property owners, but I do know that some of them have been involved in our process and I'm sure everyone has their own little feel about what should happen. We have been very careful that there are two roundabout locations and we are fortunate that we were able to move the roundabouts down a little bit towards the lakeside which is actually more of the beach area with our partners where the property is owned by the conservancy or state parks and those people are our partners and they are looking forward to having the project happen to improve their access. But there still are requirement particularly on the north side of the road where we will need to have to have detailed personal discussions and those have not occurred yet.

**Speaker Ten:** I'm against roundabouts and my experience of roundabouts have not been productive. And that roundabout there is one lane rather than two. I don't know if there's a difference on how you calculate the roundabout but my experience has not been good on roundabouts. So whether it's one alternative, I want to hear the people from Kings Beach, but I'm against it.

PW142-17